

Key: 918

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 852

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
METZ HAYDEN & LEARY LAUREN K 44 PIN OAK DR SCITUATE, MA 02066		48-2-51-K		44 PIN OAK DR	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
METZ HAYDEN & LEARY LAURE		11/22/2021	QS	880,000	(133081)
DIAB JULIE & YEH		05/19/2017	QS	465,000	(125163)
KERRIGAN RICHARD M TRUSTE		05/30/1991	QS		(81488)

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 %
		7	OTHERS		07/20/2022	JD	100 100
		6	CYCL GROWTH		02/17/2004	PJB	100 100

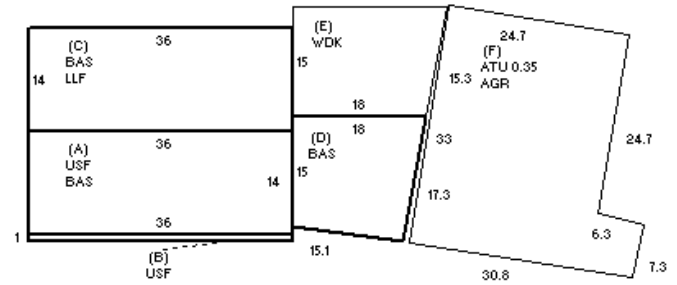
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000 SC	1.00	100	1.00	396,000	1.00	100	1.00	R04	0.90	363,640
300	A	1.642 SC	1.00	100	1.00	10,692	1.00	W60	0.60	R04	0.90	17,560

TOTAL	2.560 Acres	ZONING	FRNT	52	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	N O T E IN M49...			LAND	381,200	366,700
Inf1	FACTOR 100		BUILDING	360,200	320,600		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	741,400	687,300

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/20/2022	JD
MODEL	1		RESIDENTIAL	LIST	7/20/2022	EST
STYLE	3	1.00	SPLIT LEVEL [100%]	REVIEW	5/9/2022	JD
QUALITY	A	1.00	AVERAGE [100%]	BLDG COMMENTS		
FRAME	1	1.00	WOOD FRAME [100%]	MLS		

YEAR BLT	1961	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	486,767		
NET AREA	2,318	DETAIL ADJ	1.000	FOUNDATION	4	CONT BSMT WALL	1.00	+	BAS	L	BASE AREA	1,274	1961	196.47	250,297	CONDITION ELEM CD			
\$NLA(RCN)	\$210	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	540	1961	178.66	96,479	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	C	LLF	L	LOWER LEVEL FIN	504	1961	135.51	68,298	INTERIOR	G		
				ROOF COVER	1	ASPH SHINGLES	1.00	E	WDK	N	WOOD DECK	293		38.40	11,251	KITCHEN	G		
				FLOOR COVER	24	COMB	1.00	F	AGR	N	ATT GARAGE	858		39.51	33,903	BATHS	A		
				INT FINISH	2	DRYWALL	1.00	F	ATU	N	ATTIC UNF	300		37.00	11,100	HEAT	U		
				HEATING/COOLING	1	FORCED AIR	1.00	F21	O	O	FPL 2S 1OP	1		8,239.00	8,239	ELECT	A		
				FUEL SOURCE	2	GAS	1.00												
CAPACITY		UNITS	ADJ															TOTAL RCN	486,767
STORIES		2	1.00															EFF.YR/AGE	1984 / 38
ROOMS		7	1.00															COND	26 26 %
BEDROOMS		3	1.00															FUNC	0
BATHROOMS		3	1.00															ECON	0
# 1/2 BATHS		0	1.00															DEPR	26 % GD 74
TOT FIXTURES		9	\$7,200															RCNLD	\$360,200
# UNITS		1	1.00																