

Key: 939

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 873

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
ANTHONY BRYAN P & EMILY 4 WESTGATE LN SCITUATE, MA 02066				26-1-38-0				4 WESTGATE LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ANTHONY BRYAN P & EMILY				11/16/2018	QS	540,000	50530-251				
CONKLIN GREGORY & LAUREN				05/26/2016	QS	445,000	46978-83				
FLYNN MARA D TR				11/18/2014	F	1	44954-264				

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	%
19-211	04/03/2019	3	ALTERATIONS	35,464	07/11/2019	JD	100	100
		3	ALTERATIONS		03/25/2004	PJB	100	100
90-551	09/01/1990	3	ALTERATIONS				100	100

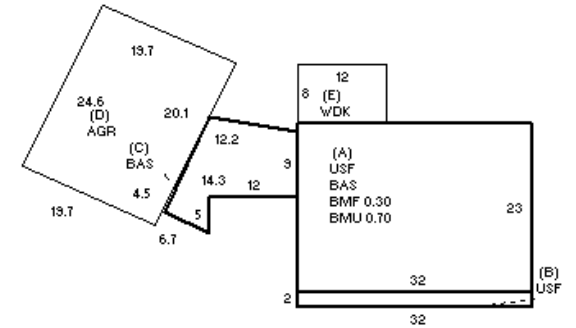
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,039	SC 1.00	100	1.00	396,000	1.87	100	1.00	R03	0.90	340,010

TOTAL	20,039 SF	ZONING	FRNT	280	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE	LAND	340,000	326,300		
Inf1	FACTOR 100		BUILDING	335,200	310,300		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	675,200	636,600		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/11/2019	JD
MODEL	1		RESIDENTIAL	LIST	7/11/2019	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/10/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1961	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	429,735	
NET AREA	1,704	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	515		51.99	26,777	CONDITION ELEM	CD	
\$NLA(RCN)	\$252	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BMF	N	BSMT FINISH-SEP	221		72.99	16,130	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	800	1961	192.99	154,394	INTERIOR	G	
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	904	1961	212.22	191,848	KITCHEN	G	
				FLOOR COVER	24	COMB	1.00	D	AGR	N	ATT GARAGE	484		44.45	21,515	BATHS	G	
				INT FINISH	2	DRYWALL	1.00	E	WDK	N	WOOD DECK	96		38.40	3,686	HEAT	U	
				HEATING/COOLING	2	HOT WATER	1.02	F22	O		FPL 2S 2OP	1		11,305.00	11,305	ELECT	U	
				FUEL SOURCE	2	GAS	1.00											
CAPACITY		UNITS	ADJ															
STORIES		2	1.00															
ROOMS		8	1.00															
BEDROOMS		4	1.00															
BATHROOMS		1	1.00															
# 1/2 BATHS		1	1.00															
TOT FIXTURES		5	\$4,080															
# UNITS		1	1.00															
																EFF.YR/AGE	1997 / 25	
																COND	22 22 %	
																FUNC	0	
																ECON	0	
																DEPR	22 % GD 78	
																RCNLD	\$335,200	