

Key: 1000

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 953

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
MURPHY PETER C & CHRISTINE A 47 COMMON STREET SCITUATE, MA 02066				49-1-15-0				47 COMMON ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MURPHY PETER C & CHRISTIN				01/01/1978	QS	4325-262					
SWEENEY JAMES J AND JOAN				01/01/1971	XX	3575-150					
KENT FRANK R & MARGARET E				01/01/1963	XX	2973-83					

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	%
22-0134	02/07/2022	3	ALTERATIONS	35,000	07/21/2022	JD	100	100
94-590	11/22/1994	3	ALTERATIONS				100	100
89-45	02/10/1989	3	ALTERATIONS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,319	SC	1.00	100	1.00	100	1.00	R03	0.90		340,380

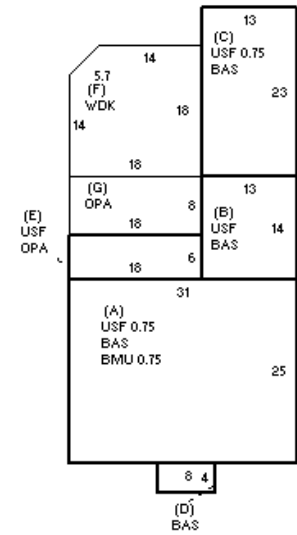
DETACHED

TOTAL	20,319 SF	ZONING	FRNT	134	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	N O T E			LAND	340,400	326,600
Infl1	FACTOR 100		BUILDING	381,000	338,800		
Infl2	PHY 100		DETACHED	8,400	8,000		
			OTHER	0	0		
			TOTAL	729,800	673,400		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	L	0.80 50 0.50	GARAGE 20 X2		440	38.23	8,400



BLDG COMMENTS		



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/21/2022	JD
MODEL	1		RESIDENTIAL	LIST	7/21/2022	EST
STYLE	19	1.15	ANTIQUE [100%]	REVIEW	3/11/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1837	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	595,347
NET AREA	2,384	DETAIL ADJ	1.173	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	581		56.88	33,046		
\$NLA(RCN)	\$250	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	1,096	1837	208.67	228,707		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,288	1837	229.47	295,551		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	OPA	N	OPEN PORCH	252		51.50	12,978		
				FLOOR COVER	24	COMB	1.00	F	WDK	N	WOOD DECK	316		38.40	12,134		
				INT FINISH	1	PLASTER	1.00	F21	O	FPL 2S 1OP	1		8,239.00	8,239			
				HEATING/COOLING	2	HOT WATER	1.02	GEN	O	GENERATOR	1		0.00				
				FUEL SOURCE	2	GAS	1.00										
																CONDITION ELEM	CD
																EXTERIOR	A
																INTERIOR	A
																KITCHEN	A
																BATHS	A
																HEAT	A
																ELECT	A
																EFF.YR/AGE	1968 / 54
																COND	36 36%
																FUNC	0
																ECON	0
																DEPR	36 % GD 64
																RCNLD	\$381,000