

Key: 1073

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.022

LEGAL

LAND

DETACHED

BUILDING

INDING

CURRENT OWNER				PARCEL ID				LOCATION			
PROUTY ROBERT LESLIE & PROUTY CAMERON JAMES 156 COUNTRY WAY SCITUATE, MA 02066				48-2-48-0				156 COUNTRY WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PROUTY ROBERT LESLIE & PROUTY ROBERT				04/25/2019	F	1	51032-91				
BURNS GEOFFREY & ELIZABET				11/21/2014	QS	442,000	44968-86				
				08/20/2004	QS	487,500	28910-53				

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	%
21-605	06/10/2021	2	ADDITIONS	135,000	04/26/2022	JD	100	100
15-301	05/29/2015	3	ALTERATIONS	16,000	08/07/2015	SJ	100	10
15-301	05/29/2015	3	ALTERATIONS	16,000	08/25/2016	SJ	100	100
		6	CYCL GROWTH				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,762	SC	1.00	100	1.00	100	1.00	R02	0.90		334,150

TOTAL	15,762 SF	ZONING	FRNT	97	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE	LAND	334,200	320,700		
Inf1	FACTOR 100		BUILDING	521,200	463,600		
Inf2	PHY 100		DETACHED	14,300	13,700		
			OTHER	0	0		
			TOTAL	869,700	798,000		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	30 0.70 GARAGE		380	50.15	13,300
SHF	A	1.00	30 0.70 8X12		96	14.95	1,000



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	4/25/2022	JD
MODEL	1		RESIDENTIAL	LIST	4/25/2022	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	3/11/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1920	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,280	DETAIL ADJ	1.144	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,120		50.29	56,328
\$NLA(RCN)	\$279	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	840	1920	225.31	189,264
				ROOF SHAPE	1	GABLE	1.00	B	EPA	N	ENCLOSED PORCH	88		99.23	8,732
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	222		42.24	9,378
				FLOOR COVER	24	COMB	1.00	+	BAS	L	BASE AREA	1,440	1920	247.76	356,778
				INT FINISH	1	PLASTER	1.00	F21	O	O	FPL 2S 1OP	1		9,062.90	9,063
				HEATING/COOLING	11	HW/COOL AIR	1.04								
				FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	635,582	CONDITION ELEM	CD
EXTERIOR			G
INTERIOR			G
KITCHEN			V
BATHS			G
HEAT			U
ELECT			U
EFF.YR/AGE	2004 / 18		
COND	17	17 %	
FUNC	0		
ECON	0		
DEPR	18	% GD	82
RCNLD	\$521,200		

