

Key: 10897

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.418

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LAND

CURRENT OWNER				PARCEL ID				LOCATION			
POPIEN ERIC & LISA TRS 72 INDIAN WIND DR SCITUATE, MA 02066				10-1-7-A				72 INDIAN WIND DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
POPIEN ERIC & LISA TRS				09/20/2022	F	1	57251-212				
POPIEN ERIC & LISA				08/30/2021	QS	1,300,000	55566-109				
McDERMOTT JAMES M & LAURA				06/16/1998	QS	468,000	16300-308				

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	%
	10/01/1993	7	OTHERS		02/22/2022	JD	100	100
		7	OTHERS		09/20/2021	JD	100	100
		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	40,000	WS 1.00	100	1.00	440,000	1.00	100	1.00	R05	1.00	404,040
300	A	0.382	WS 1.00	100	1.00	19,800	1.00	100	1.00	R05	1.00	7,560

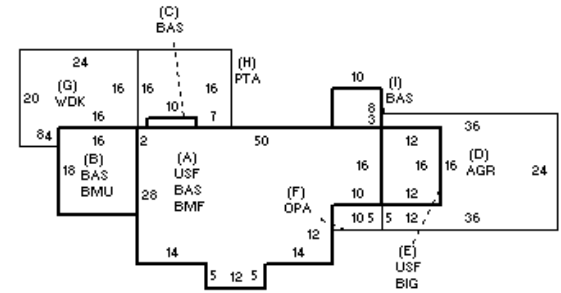
TOTAL	1.300 Acres		ZONING	FRNT	51	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE		NOTE			LAND	411,600	374,600
Inf1	FACTOR 100			BUILDING	874,000	809,000		
Inf2	PHY 100			DETACHED	1,300	1,300		
				OTHER	0	0		
				TOTAL	1,286,900	1,184,900		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 16X9		144	13.23	1,300



BUILDING	CD	ADJ	DESC	MEASURE	2/22/2022	JD
MODEL	1		RESIDENTIAL	LIST	2/22/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	9/20/2021	JD
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
MLS



DET
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G

YEAR BLT	1994	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	939,738
NET AREA	3,260	DETAIL ADJ	1.050	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMF	N	BSMT FINISH-SEP	1,340		70.71	94,747		
\$NLA(RCN)	\$288	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	1,532	1994	214.49	328,597		
				ROOF SHAPE	1	GABLE	1.00	B	BMU	N	BSMT UNFINISHED	288		50.37	14,506		
				ROOF COVER	2	WOOD SHINGLES	1.01	+	BAS	L	BASE AREA	1,728	1994	235.86	407,566		
				FLOOR COVER	13	COMB	1.00	D	AGR	N	ATT GARAGE	672		47.36	31,829		
				INT FINISH	2	DRYWALL	1.00	E	BIG	N	BUILT-IN GARAGE	192		49.73	9,548		
				HEATING/COOLING	11	HW/COOL AIR	1.04	F	OPA	N	OPEN PORCH	50		61.80	3,090		
				FUEL SOURCE	1	OIL	1.00	G	WDK	N	WOOD DECK	416		46.08	19,169		
								H	PTA	N	PATIO	284		17.88	5,078		
								F11	O	FPL 1S 10P	1		8,737.20	8,737			
								WPL	O	WHIRLPOOL-ADD	1		2,758.80	2,759			

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	V
BATHS	A
HEAT	U
ELECT	U

EFF.YR/AGE	2015 / 7
COND	7 7 %
FUNC	0
ECON	0
DEPR	7 % GD 93

RCNLD	\$874,000
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