Key: 1091

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1,040

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
GILL CHRISTINA N & JOHN D JR 4 BONNIE BRIAR CIR SCITUATE, MA 02066	26-5-11-0	4 BONNIE BRIAR CIR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
GILL CHRISTINA N & JOHN D	02/11/2011	QS	408,500	39652-108
KANE PENNY L	03/14/2002	A	35,000	21713-111
KANE PENNY L & GAROFALO E	07/01/1997	QS	210,000	15290-76

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	%
14-150	12/10/2014	3	ALTERATIONS	17,000	07/15/2015	SJ	100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,235	SC 1.00	100 1.00	100 1.00	396,000	1.77	100 1.00	R04 0.90			341,570

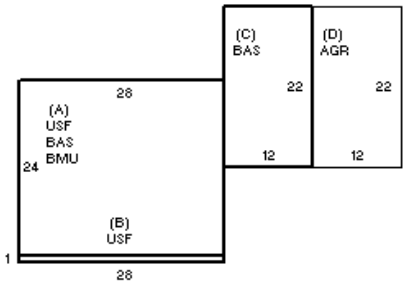
TOTAL	21,235 SF	ZONING		FRNT	66
Ngh	SCITUATE	NOTE	. . . .		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	341,600	327,800
BUILDING	259,000	247,500
DETACHED	600	600
OTHER	0	0
TOTAL	**601,200**	**575,900**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHP	M 0.70	50 0.50			120	9.75	600

PHOTO 10/07/2003



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.00	COLONIAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	7/16/2015	SJ
LIST	7/16/2015	EST
REVIEW	3/11/2011	KT

YEAR BLT	1960	SIZE ADJ	1.000
NET AREA	1,636	DETAIL ADJ	1.000
$NLA(RCN)	$240	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	5	$4,000
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	672		53.72	36,100
+	USF	L	UPPER STORY FIN	700	1960	190.74	133,519
+	BAS	L	BASE AREA	936	1960	209.75	196,322
D	AGR	N	ATT GARAGE	264		53.94	14,239
	F21	O	FPL 2S 1OP	1		8,239.00	8,239

TOTAL RCN	392,419
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1970 / 52	
COND	34	34 %
FUNC	0	
ECON	0	
DEPR	34	% GD 66
RCNLD		$259,000