

Key: 10958

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.472

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
WAITT CHARLES & PATRICIA M 695 COUNTRY WAY SCITUATE, MA 02066				20-1-23-0				695 COUNTRY WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WAITT CHARLES & PATRICIA				01/27/1997	QS	315,000	15281-312				
KELLEY ONE REALTY TRUST				05/01/1996	QS	125,000	14329-250				
CHAMPAGNE ROBERT D AND CA				10/07/1976	XX		4207-219				

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	%
17-7	01/10/2017	3	ALTERATIONS	18,026	06/27/2017	SJ	100	100
96-505	10/01/1996	1	NEW CONST				100	100

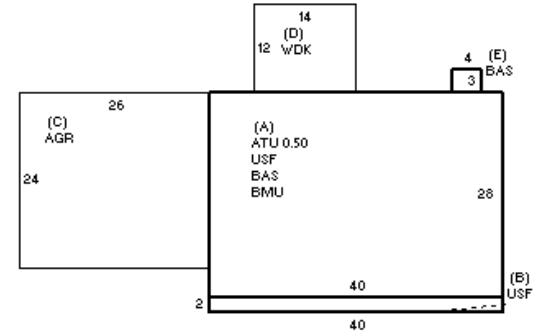
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	NS 1.00	100	1.00	374,000	1.00	100	1.00	R02	0.85	343,430
300	A	0.032	NS 1.00	100	1.00	16,830	1.00	100	1.00	R02	0.85	540

TOTAL	41,382 SF	ZONING	FRNT	53	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE			LAND	344,000	331,100
Infl1	FACTOR 100		BUILDING	474,000	438,600		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL		818,000	769,700	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/2/2009	PL
MODEL	1		RESIDENTIAL	LIST	4/2/2009	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/1/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
FY12 FR- VG TO AVG

INDING

YEAR BLT	1997	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	564,342
NET AREA	2,332	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,120		45.72	51,207	CONDITION ELEM	CD
\$NLA(RCN)	\$242	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	ATU	N	ATTIC UNF	560		37.00	20,720		V
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,200	1997	182.04	218,451	EXTERIOR
STORIES	2.5	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	C	AGR	N	ATT GARAGE	624		41.89	26,142	INTERIOR		
ROOMS	8	1.00	FLOOR COVER	13	COMB	1.00	D	WDK	N	WOOD DECK	168		38.40	6,451	KITCHEN		
BEDROOMS	4	1.00	INT FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	1,132	1997	200.18	226,604	BATHS		
BATHROOMS	2	1.00	HEATING/COOLING	2	HOT WATER	1.02	F21	O	FPL 2S 1OP	1			8,239.00	8,239	BATHS		
# 1/2 BATHS	1	1.00	FUEL SOURCE	99	N/A	1.00									HEAT		
TOT FIXTURES	8	\$6,528													ELECT		
# UNITS	1	1.00															
																EFF.YR/AGE	2006 / 16
																COND	16 16 %
																FUNC	0
																ECON	0
																DEPR	16 % GD 84
																RCNLD	\$474,000