

Key: 110

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 93

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CURRENT OWNER				PARCEL ID				LOCATION			
LEONE MARK & LEGIER KRISTIN 203 OLD OAKEN BUCKET RD SCITUATE, MA 02066				42-2-1-0				203 OLD OAKEN BUCKET RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
LEONE MARK & LEGIER KRIST				12/05/2019	QS	810,000	52049-327				
NORTH COAST DEVELOPMENT L				12/06/2018	O	290,000	50600-244				
TEDESCHI JOHN K				10/26/2018	U	265,000	50447-134				

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	%
62-1173		5	SPLIT/SUB/LA		04/29/2019		100	100
19-57	01/23/2019	1	NEW CONST	300,000	04/09/2019	JD	100	70
19-57	01/23/2019	1	NEW CONST	300,000	08/08/2019	JD	100	80
19-57	01/23/2019	1	NEW CONST	300,000	07/13/2020	JD	100	100
18-507	08/07/2018	4	DEMO	10,000			100	100

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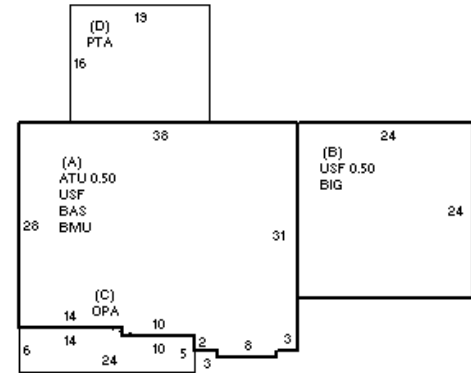
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	374,000	1.00	100	1.00	R03	0.85	343,430
300	A	0.080	WS 1.00	100	1.00	16,830	1.00	100	1.00	R03	0.85	1,350

TOTAL	43,500 SF	ZONING	FRNT	248	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE			LAND	344,800	313,500
Inf1	FACTOR 100		BUILDING	818,000	711,600		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	1,162,800	1,025,100

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 07/13/2020



BLDG COMMENTS

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BUILDING	CD	ADJ	DESC	MEASURE	4/29/2019	JD
MODEL	1		RESIDENTIAL	LIST	4/29/2019	JD
STYLE	5	1.00	COLONIAL [100%]	REVIEW	7/13/2020	JD
QUALITY	V	1.40	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2019	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	843,273		
NET AREA	2,536	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,124		63.95	71,880	CONDITION ELEM	CD		
\$NLA(RCN)	\$333	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	1,124	2019	279.35	313,992	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,412	2019	254.04	358,705	INTERIOR	A		
				ROOF COVER	1	ASPH SHINGLES	1.00	A	ATU	N	ATTIC UNF	562		51.80	29,112	KITCHEN	A		
				FLOOR COVER	12	COMB	1.00	B	BIG	N	BUILT-IN GARAGE	576		61.49	35,420	BATHS	A		
				INT FINISH	2	DRYWALL	1.00	C	OPA	N	OPEN PORCH	134		72.10	9,661	HEAT	A		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	D	PTA	N	PATIO	304		20.86	6,342	ELECT	A		
				FUEL SOURCE	2	GAS	1.00	G	GFP	O	GAS FIREPLACE	1		7,778.40	7,778				
																		EFF.YR/AGE	2019 / 3
																		COND	3 3 %
																		FUNC	0
																		ECON	0
																		DEPR	3 % GD 97
																		RCNLD	\$818,000