

Key: 1183

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.132

LEGAL

LAND

DETACHED

BUILDING

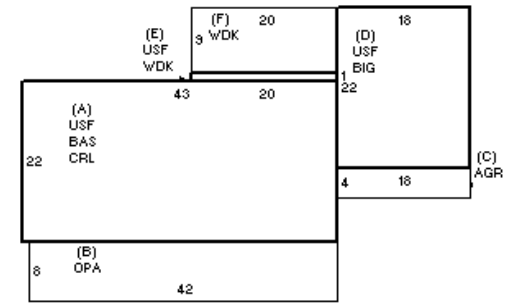
CURRENT OWNER				PARCEL ID				LOCATION				
MACINNES JOHANNA L 561 COUNTRY WAY SCITUATE, MA 02066				26-2-45-0				561 COUNTRY WAY				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
MACINNES JOHANNA L				03/30/2018	QS	635,000	49649-147					
SPARACO KATHLEEN K &				01/15/2013	F	1	42547-23					
SPARACO KATHLEEN K				01/15/2013	H	278,010	42547-8					

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	%
16-166	04/12/2016	3	ALTERATIONS	3,000	06/21/2016	SJ	100	100
13-369	06/17/2013	2	ADDITIONS	200,000	06/25/2014	MR	100	100
13-369	06/17/2013	2	ADDITIONS	200,000	07/16/2015	SJ	100	100
13-369	06/17/2013	2	ADDITIONS	200,000	06/21/2016	SJ	100	100
13-168	04/02/2013	3	ALTERATIONS	100	06/26/2013	SJ	100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,260	SC	1.00	100	1.00	100	1.00	R02	0.90		341,610

TOTAL	21,260 SF	ZONING	FRNT	110	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	N O T E	FY/92 CL 41C 500.00 #237. FY/93 CL 41C 500.00 #350.		LAND	341,600	327,800
Inf1	FACTOR 100		FY/94 CL 41C 500.00 #322. FY/95 CL 41C 500.00 #258.		BUILDING	501,700	472,200
Inf2	PHY 100		DETACHED	800	700	OTHER	0
					TOTAL	844,100	800,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 8 X 8		64	17.03	800



BLDG COMMENTS
GENERATOR

BUILDING	CD	ADJ	DESC	MEASURE	4/2/2019	JD
MODEL	1		RESIDENTIAL	LIST	4/2/2019	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	7/3/2014	TD
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2013	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	551,351
NET AREA	2,308	DETAIL ADJ	1.020	FOUNDATION	3	CONT WALL	1.00	A	CRL	N	BSMT CRAWL	946		11.77	11,132	CONDITION ELEM	CD
\$NLA(RCN)	\$239	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BAS	L	BASE AREA	946	2013	220.67	208,755	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,362	2013	200.68	273,321	INTERIOR	A
				ROOF COVER	1	ASPH SHINGLES	1.00	B	OPA	N	OPEN PORCH	336		56.65	19,034	KITCHEN	A
				FLOOR COVER	99	N/A	1.00	C	AGR	N	ATT GARAGE	72		49.33	3,552	BATHS	A
				INT FINISH	99	N/A	1.00	D	BIG	N	BUILT-IN GARAGE	396		50.32	19,928	HEAT	A
				HEATING/COOLING	2	HOT WATER	1.02	+	WDK	N	WOOD DECK	200		42.24	8,448	ELECT	A
				FUEL SOURCE	2	GAS	1.00										
CAPACITY		UNITS	ADJ														
STORIES	2	1.00															
ROOMS	8	1.00															
BEDROOMS	3	1.00															
BATHROOMS	2	1.00															
# 1/2 BATHS	1	1.00															
TOT FIXTURES	8	\$7,181															
# UNITS	1	1.00															
																EFF.YR/AGE	2013 / 9
																COND	9 9 %
																FUNC	0
																ECON	0
																DEPR	9 % GD 91
																RCNLD	\$501,700