

Key: 1225

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.172

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
WOODS JESSICA A 96 COUNTRY WAY SCITUATE, MA 02066				48-2-54-E				96 COUNTRY WAY				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
WOODS JESSICA A				09/26/2017	QS	488,500	(125820)					
INSIDE EDGE REAL ESTATE				11/18/2016	U	325,000	(124408)					
BURKE DEIRDRE				12/10/2003	A	365,000	(104622)					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,300	SC	1.00	100	1.00	100	1.00	R02	0.90		340,360

TOTAL	20,300 SF	ZONING	FRNT	361	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	340,400	326,600
Inf1	FACTOR 100		BUILDING	379,200	337,400		
Inf2	PHY 100		DETACHED	600	500		
			OTHER	0	0		
			<b>TOTAL</b>	<b>720,200</b>	<b>664,500</b>		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 SHED	2000	500	1.10	600



BLDG COMMENTS  
 FY18...KIT./BATHS/HEAT RENO. PER MLS - QUALITY CHANGED TO A+ FY19

BUILDING	CD	ADJ	DESC	MEASURE	8/7/2015	SJ
MODEL	1		RESIDENTIAL	LIST	7/5/2018	JD
STYLE	3	1.00	SPLIT LEVEL [100%]	REVIEW	3/16/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1961	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,472	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00
\$NLA(RCN)	\$300	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00
CAPACITY				ROOF SHAPE	1	GABLE	1.00
STORIES	1	ADJ	1.00	ROOF COVER	1	ASPH SHINGLES	1.00
ROOMS	8		1.00	FLOOR COVER	99	N/A	1.00
BEDROOMS	4		1.00	INT FINISH	99	N/A	1.00
BATHROOMS	2		1.00	HEATING/COOLING	9	WARM/COOL AIR	1.03
# 1/2 BATHS	0		1.00	FUEL SOURCE	2	GAS	1.00
TOT FIXTURES	6		\$5,438				
# UNITS	1		1.00				

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	1,472	1961	243.37	358,247
+	BMF	N	BSMT FINISH-SEP	908		74.89	68,002
C	ASH	N	ATT SHED	48		24.59	1,180
	F11	O	FPL 1S 1OP	1		8,009.10	8,009

TOTAL RCN	440,877	CONDITION ELEM	CD
		EXTERIOR	G
		INTERIOR	V
		KITCHEN	V
		BATHS	V
		HEAT	U
		ELECT	U
EFF.YR/AGE		2008 / 14	
COND	14	14 %	
FUNC	0		
ECON	0		
DEPR	14	% GD	86
RCNLD			\$379,200

