

Key: 1309

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.256

LEGALS AND

CURRENT OWNER				PARCEL ID				LOCATION				
BARCLAY JAMES E & JANE C 548 FIRST PARISH ROAD SCITUATE, MA 02066				31-1-43-A				548 FIRST PARISH RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
BARCLAY JAMES E & JANE C				09/29/1986	QS	590,000	(74032)					
SPRAGUE JAMES C AND MARCI				01/01/1970	XX		(C00043874)					
HAYES ROBERT F AND MIRIAM				01/01/1949	XX		I0002-8517					
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
200	A	1,836	WS 1.00	100	1.00	147,730	1.00	100	1.00	R03	0.85	271,230
300	A	0.146	WS 1.00	100	1.00	16,830	1.00	100	1.00	R03	0.85	2,460

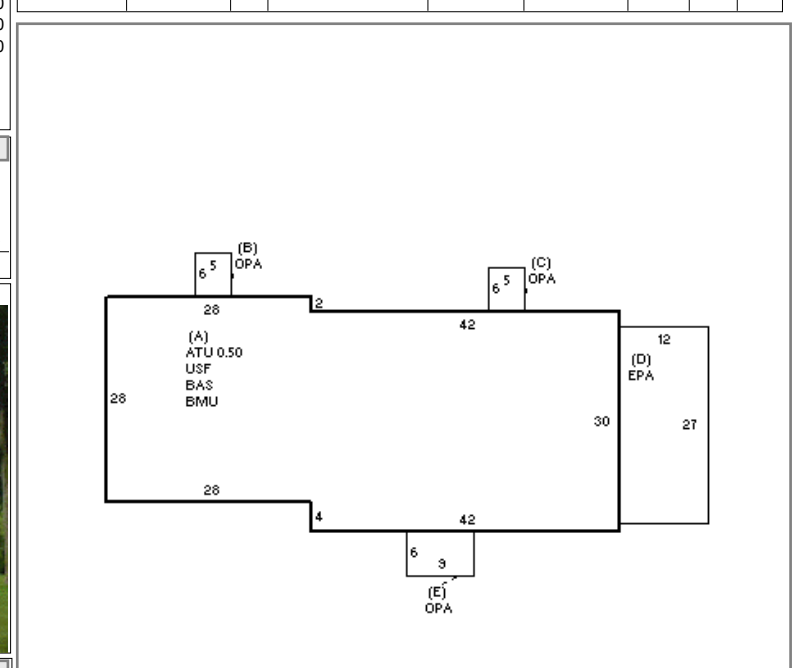
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
14-161	04/09/2014	2	ADDITIONS	12,000	09/23/2014	RJM	100	100
12-142	03/27/2012	3	ALTERATIONS	40,000	07/19/2012	SJ	100	100
11-732	11/18/2011	7	OTHERS	7,000	07/19/2012	SJ	100	100
05-732	07/06/2005	3	ALTERATIONS	3,000	06/18/2007	SJ	100	100
92-80	02/03/1992	3	ALTERATIONS				100	100

LEGALS AND

TOTAL	2.900 Acres		ZONING	FRNT	779	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE		N O T E			LAND	617,100	561,100
Inf1	FACTOR 100			BUILDING	1,100,700	921,500		
Inf2	PHY 100			DETACHED	67,100	64,000		
				OTHER	0	0		
				TOTAL		1,784,900	1,546,600	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFU	+	1.10	30 0.70 GARAGE/LOFT	1917	1,220	46.77	39,900
IPG	+	1.10	10 0.90 16 X 36	2012	576	39.89	20,700
GZB	A	1.00	10 0.90 12X20	2013	240	30.24	6,500



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/19/2012	SJ
MODEL	1		RESIDENTIAL	LIST REVIEW		
STYLE	7	1.20	CONVENTIONAL [100%]			
QUALITY	V	1.40	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
FY12 QUALITY CHANGE FROM EXC TO VG PER FIELD REVIEW.

BUILDING

YEAR BLT	1917	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,467,577																								
NET AREA	4,088	DETAIL ADJ	1.224	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	2,044		56.41	115,293	CONDITION ELEM	CD																								
\$NLA(RCN)	\$359	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BAS	L	BASE AREA	2,044	1917	312.82	639,409																										
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	2,044	1917	284.48	581,475																										
				ROOF COVER	1	ASPH SHINGLES	1.00	A	ATU	N	ATTIC UNF	1,022		51.80	52,940																										
				FLOOR COVER	99	N/A	1.00	+	OPA	N	OPEN PORCH	114		72.10	8,219																										
				INT FINISH	99	N/A	1.00	D	EPA	N	ENCLOSED PORCH	324		126.28	40,915																										
				HEATING/COOLING	2	HOT WATER	1.02	F31	O	O	FPL 3S 1OP	1		12,875.80	12,876																										
				FUEL SOURCE	99	N/A	1.00																																		
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