

Key: 1327

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.274

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
KEEGAN MARIANNA & LIAM 384 C J CUSHING WAY SCITUATE, MA 02066				48-1-1-0				384 C J CUSHING WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
KEEGAN MARIANNA & LIAM				12/23/2022	QS	1,100,000	57543-142				
CRAIG DONALD F JR				11/14/1994	QS	60,000	13259-319				
TANSEY PAUL				06/01/1993	QS	66,000	11908-105				

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	%
99-585	11/01/1999	7	OTHERS		08/08/2023	JD	100	100
98-579	11/12/1998	6	CYCL GROWTH		02/17/2004	PJB	100	100
94-539	10/28/1994	3	ALTERATIONS				100	100
		4	DEMO				100	100
		1	NEW CONST				100	100

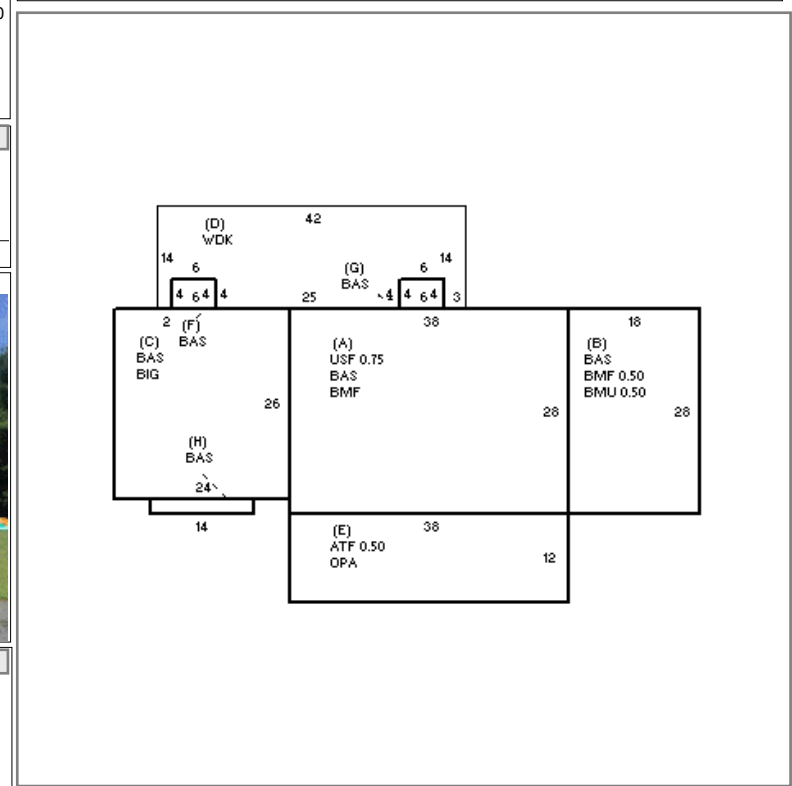
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	40,000	WS 1.00	100	1.00	100	1.00	308,000	1.00	70	0.70	PF1 1.00	282,830
300	A	1,212	WS 1.00	100	1.00	100	1.00	7,920	1.00	W40	0.40	PF1 1.00	9,600

TOTAL	2.130 Acres	ZONING	INFL.3= 3A/WETLANDS	FRNT	224	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE		LAND		292,400	376,500	
Inf1	FACTOR 100			BUILDING		810,900	711,700	
Inf2	PHY 100			DETACHED		0	0	
				OTHER		0	0	
				TOTAL		1,103,300	1,088,200	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS	MLS
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BUILDING	CD	ADJ	DESC	MEASURE	8/8/2023	JD
MODEL	1		RESIDENTIAL	LIST	8/8/2023	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	3/17/2011	KT
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2000	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	3,294	DETAIL ADJ	1.144	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMF	N	BSMT FINISH-SEP	1,316		71.20	93,704
\$NLA(RCN)	\$312	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	798	2000	233.43	186,276
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	BMU	N	BSMT UNFINISHED	252		50.72	12,782
STORIES		1.75	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	C	BIG	N	BUILT-IN GARAGE	624		57.51	35,888
ROOMS		6	1.00	FLOOR COVER	24	COMB	1.00	D	WDK	N	WOOD DECK	540		46.08	24,883
BEDROOMS		3	1.00	INT FINISH	2	DRYWALL	1.00	E	OPA	N	OPEN PORCH	456		61.80	28,181
BATHROOMS		4	1.00	HEATING/COOLING	11	HW/COOL AIR	1.04	E	ATF	L	ATTIC FINISH	228	2000	165.85	37,813
# 1/2 BATHS		1	1.00	FUEL SOURCE	2	GAS	1.00	+	BAS	L	BASE AREA	2,268	2000	256.69	582,163
TOT FIXTURES		14	\$15,376						FPL	O	FIREPLACE	1		9,375.60	9,376
# UNITS		1	1.00												

TOTAL RCN	1,026,443
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	2000 / 22
COND	20 20 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	\$810,900