

Key: 134

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 118

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
HARRIS DONNA LEE 750 COUNTRY WAY SCITUATE, MA 02066				12-5-11-0				750 COUNTRY WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HARRIS DONNA LEE				02/28/2012	QS	440,000	41031-N/A				
JACKSON JOHN A & LYND A				07/25/2008	QS	410,000	36211-207				
TOLINI JOSEPH A & DEBORAH				06/28/2002	QS	1	22344-341				

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	%
22-0872	08/18/2022	3	ALTERATIONS	12,800	11/03/2022	JD	100	100
02-563	09/27/2022	2	ADDITIONS				100	100
		2	ADDITIONS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	25,000	NS 1.00	100	1.00	374,000	1.52	100	1.00	R02	0.85	327,060

TOTAL	25,000 SF	ZONING	FRNT	177	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE			LAND	327,100	314,800
Infl1	FACTOR 100		BUILDING	365,100	324,900		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	692,200	639,700

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	11/3/2022	JD
MODEL	1		RESIDENTIAL	LIST	11/3/2022	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	3/4/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1956	SIZE ADJ	1.000
NET AREA	1,928	DETAIL ADJ	1.122
\$NLA(RCN)	\$256	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.65	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	5	\$4,488
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	655		48.08	31,491
EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	281		67.49	18,965
ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	608	1956	207.13	125,935
ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,080	1956	227.77	245,988
FLOOR COVER	24	COMB	1.00	C	BAS	L	BASE AREA	240	2002	227.77	54,664
INT FINISH	1	PLASTER	1.00	+	WDK	N	WOOD DECK	30		38.40	1,152
HEATING/COOLING	2	HOT WATER	1.02		BMG	O	BSMT GARAGE	1		2,491.00	2,491
FUEL SOURCE	2	GAS	1.00		F21	O	FPL 2S 1OP	1		8,239.00	8,239

TOTAL RCN	493,413
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	A
BATHS	A
HEAT	U
ELECT	A

EFF.YR/AGE	1984 / 38
COND	26 26 %
FUNC	0
ECON	0
DEPR	26 % GD 74

RCNLD	\$365,100
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