

Key: 1773

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.701

LEGALS

CURRENT OWNER		PARCEL ID		LOCATION	
LEGG BARRY R TR & SCOTT TR		30-3-8-0		56 SYLVESTER RD	
56 SYLVESTER RD SCITUATE, MA 02066		TRANSFER HISTORY		DOS	T
		LEGG BARRY R TR & LEGG RICHARD M & MARILYN J AND C HOMES INC		10/09/2013	F
				01/01/1973	QS
				01/01/1972	XX

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 %

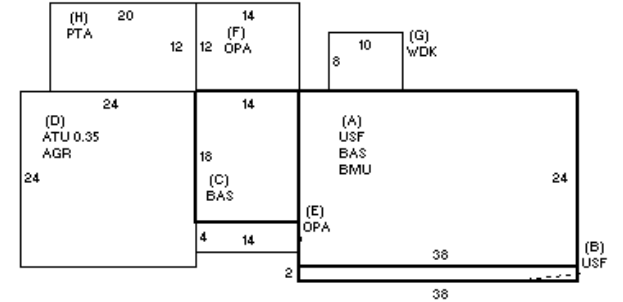
LAND

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	440,000	1.00	100	1.00	R04	1.00	404,040
300	A	0.342	WS 1.00	100	1.00	19,800	1.00	100	1.00	R04	1.00	6,770

TOTAL	1.260 Acres	ZONING	FRNT	133	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE			LAND	410,800	373,800
Inf1	FACTOR 100		BUILDING	395,800	371,300		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	806,600	745,100		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/19/2010	PL
MODEL	1		RESIDENTIAL	LIST	8/19/2010	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/22/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS  
OTHER FIX=SINK  
FY12 QUALITY CHANGE FROM GD TO AVG+ PER FIELD REVIEW.

G

YEAR BLT	1972	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	527,671		
NET AREA	2,152	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	912		48.46	44,193	CONDITION ELEM	CD		
\$NLA(RCN)	\$245	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	988	1972	184.58	182,369	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,164	1972	202.98	236,263	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00	D	AGR	N	ATT GARAGE	576		42.64	24,563	KITCHEN			
				FLOOR COVER	99	N/A	1.00	D	ATU	N	ATTIC UNF	202		37.00	7,474	BATHS			
				INT FINISH	99	N/A	1.00	+	OPA	N	OPEN PORCH	224		51.50	11,536	HEAT			
				HEATING/COOLING	2	HOT WATER	1.02	G	WDK	N	WOOD DECK	80		38.40	3,072	ELECT			
				FUEL SOURCE	99	N/A	1.00	H	PTA	N	PATIO	240		14.90	3,576				
									F11	O	FPL 1S 1OP	1		7,281.00	7,281				
CAPACITY		UNITS	ADJ															EFF.YR/AGE	1990 / 32
STORIES		2	1.00															COND	25 25%
ROOMS		8	1.00															FUNC	0
BEDROOMS		4	1.00															ECON	0
BATHROOMS		2	1.00															DEPR	25 % GD 75
# 1/2 BATHS		1	1.00															RCNLD	\$395,800
TOT FIXTURES		9	\$7,344																
# UNITS		1	1.00																