

Key: 1794

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.722

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
LEEP ERNEST O & LAROSA PAULA J 644 FIRST PARISH RD SCITUATE, MA 02066				30-1-16-A				644 FIRST PARISH RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
LEEP ERNEST O & LAROSA PA				12/29/2021	QS	850,000	56245-318					
MCDONOUGH MICHAEL P TR				09/07/2010	F	1	38944-121					
MCDONOUGH THOMAS F & ELAI				12/30/2005	F	-100	32004-36					

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	%
23-159	02/27/2023	3	ALTERATIONS	23,310	05/31/2023	NC	100	100
		7	OTHERS		05/09/2022	JD	100	100
		1	NEW CONST		03/29/2004	PJB	100	100
92-622	08/01/1992	3	ALTERATIONS				100	100

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	374,000	1.00	100	1.00	R03	0.85	343,430
300	A	0.577	WS 1.00	100	1.00	15,147	1.00	90	0.90	R03	0.85	8,740

DETACHED

TOTAL	1.495 Acres		ZONING	FRNT	225	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE		N O T E	. . . INFL 3 = EASEMENT		LAND	352,200	320,600
Inf1	FACTOR 100			BUILDING	409,200	378,300		
Inf2	PHY 100			DETACHED	40,900	39,000		
				OTHER	0	0		
				<b>TOTAL</b>	<b>802,300</b>	<b>737,900</b>		

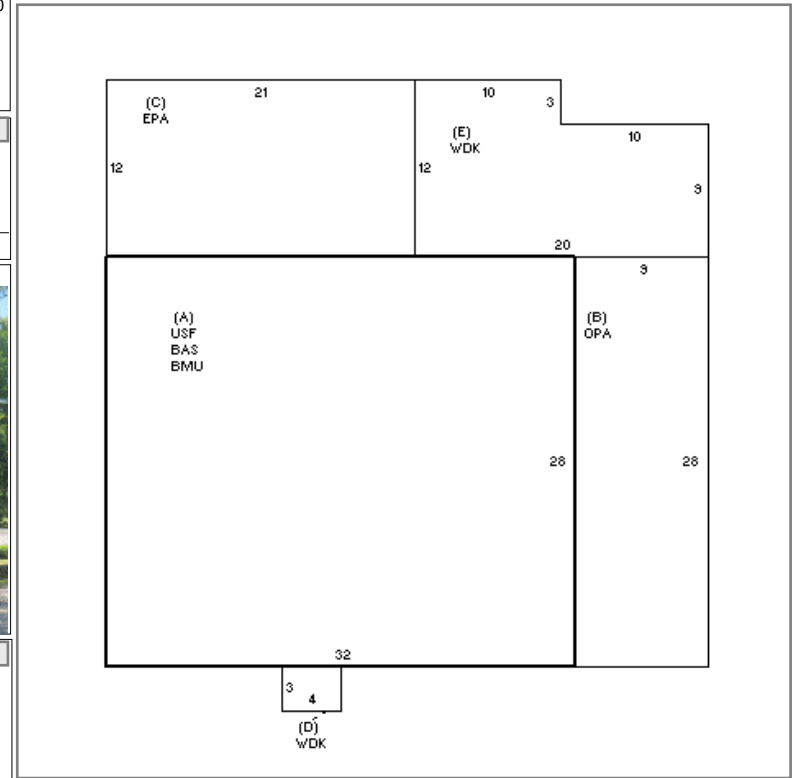
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 SHED 16X12		192	12.38	1,700
SHF	A	1.00	30 0.70 SHED 16X14		224	12.01	1,900
GFU	A	1.00	10 0.90 GRG/LOFT 36X	2002	936	44.32	37,300



BLDG COMMENTS
MLS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/3/2022	JD
MODEL	1		RESIDENTIAL	LIST	8/3/2022	JD
STYLE	5	1.00	COLONIAL [100%]	REVIEW	6/27/2023	NC
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



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YEAR BLT	1976	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	505,143
NET AREA	1,792	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	896		53.58	48,008	CONDITION ELEM	CD
\$NLA(RCN)	\$282	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	896	1976	230.84	206,834	EXTERIOR	G
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	896	1976	209.93	188,093	INTERIOR	G
				ROOF COVER	1	ASPH SHINGLES	1.00	B	OPA	N	OPEN PORCH	252		56.65	14,276	KITCHEN	G
				FLOOR COVER	24	COMB	1.00	C	EPA	N	ENCLOSED PORCH	252		99.22	25,003	BATHS	A
				INT FINISH	1	PLASTER	1.00	+	WDK	N	WOOD DECK	222		42.24	9,378	HEAT	U
				HEATING/COOLING	2	HOT WATER	1.02	F21	O	FPL 2S 1OP	1		9,062.90	9,063	ELECT	A	
				FUEL SOURCE	2	GAS	1.00	GEN	O	GENERATOR	1		0.00				

EFF. YR/AGE	2003 / 19	
COND	18	18 %
FUNC	0	
ECON	0	
DEPR	19	% GD 81
RCNLD	\$409,200	