Key: 1858

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.785

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BROWN TODD A & KIMBERLY B 27 TANGLEWOOD DR SCITUATE, MA 02066	31-1-14-B	27 TANGLEWOOD DR

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BROWN TODD A & KIMBERLY B	07/29/2016	QS	549,000	47252-309
COTE SARAH	07/29/2016	F	1	47252-305
COTE SARAH	02/01/2002	QS	415,000	21468-2

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

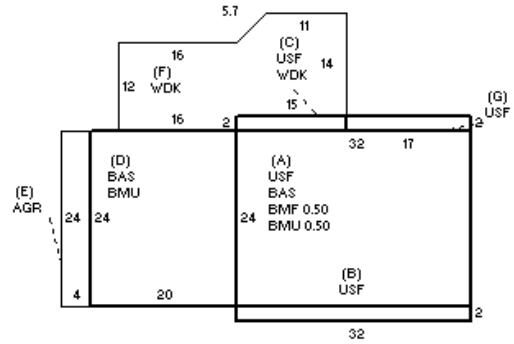
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Ngh		Infl1		Infl2		ADJ BASE	SAF	Infl3		Lpi		VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS	1.00	100	1.00	100	1.00	440,000	1.00	100	1.00	R04	1.00			404,040
300	A	0.003	WS	1.00	100	1.00	100	1.00	19,800	1.00	100	1.00	R04	1.00			60

TOTAL	40,109 SF	ZONING		FRNT	196
Ngh	W. SCITUATE	NOTE	. . . .		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	404,100	367,400
BUILDING	399,200	369,800
DETACHED	0	0
OTHER	0	0
TOTAL	**803,300**	**737,200**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 09/16/2003

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.00	COLONIAL [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	8/20/2010	PL
LIST	8/20/2010	EST
REVIEW	3/24/2011	KT

BLDG COMMENTS

FY12 QUALITY CHANGE FROM + TO AVG PER FIELD REVIEW.

YEAR BLT	1972	SIZE ADJ	1.000
NET AREA	2,144	DETAIL ADJ	1.020
$NLA(RCN)	$242	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	8	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	8	$6,528
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	864		44.46	38,411
A	BMF	N	BSMT FINISH-SEP	384		62.41	23,965
+	BAS	L	BASE AREA	1,248	1972	202.98	253,313
+	USF	L	UPPER STORY FIN	896	1972	184.58	165,387
+	WDK	N	WOOD DECK	424		38.40	16,282
E	AGR	N	ATT GARAGE	96		66.15	6,350
	F21	O	FPL 2S 1OP	1		8,239.00	8,239

TOTAL RCN	518,475
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1995 / 27	
COND	23	23 %
FUNC	0	
ECON	0	
DEPR	23	% GD 77
RCNLD		$399,200