

Key: 1885

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.812

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
SELLAND BRADFORD A & PATRICIA 604 FIRST PARISH RD SCITUATE, MA 02066				31-1-32-0				604 FIRST PARISH RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SELLAND BRADFORD A & PATR				04/22/2010	QS	649,000	38449-239				
MCCALLION JANE E				07/09/2008	H		36162-151				
MCCALLION JOHN J & JANE A				04/30/1999	QS	462,000	17407-279				

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	%
SS12-01		5	SPLIT/SUB/LA		04/27/2011		100	100
94-496	10/11/1994	3	ALTERATIONS				100	100
90-253	05/22/1990	2	ADDITIONS				100	100
		7	OTHERS				100	100
		7	OTHERS				100	100

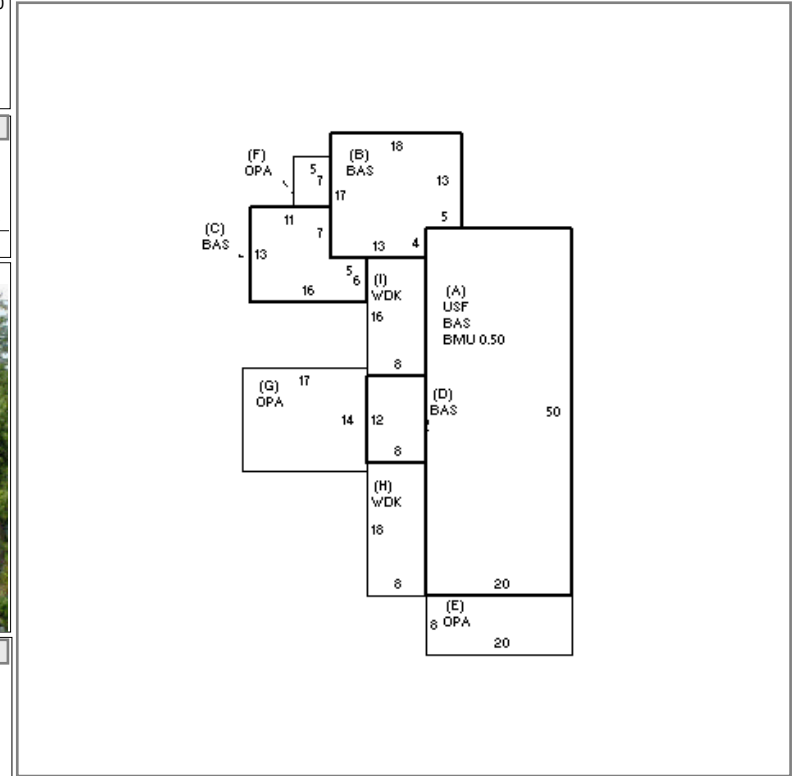
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	374,000	1.00	100	1.00	R03	0.85	343,430
300	A	0.382	WS 1.00	100	1.00	16,830	1.00	100	1.00	R03	0.85	6,430

TOTAL	1.300 Acres		ZONING	FRNT	548	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE		NOTE			LAND	349,900	318,400
Inf1	FACTOR 100			LAND	556,000	502,200		
Inf2	PHY 100			DETACHED	13,900	13,100		
				OTHER	0	0		
TOTAL						919,800	833,700	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	L	0.80	50 0.50 GARAGE	1911	672	34.09	11,500
S/V	A	1.00	SV 1.00 SHED		2,200	1.10	2,400



BUILDING	CD	ADJ	DESC	MEASURE	4/21/2009	PL
MODEL	1		RESIDENTIAL	LIST		
STYLE	19	1.15	ANTIQUE [100%]	REVIEW	9/11/2023	JD
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1847	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	772,222
NET AREA	2,555	DETAIL ADJ	1.184	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	500		72.75	36,374	CONDITION ELEM	CD
\$NLA(RCN)	\$302	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	USF	L	UPPER STORY FIN	1,000	1847	250.03	250,033	EXTERIOR	G
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,555	1847	274.95	427,540	INTERIOR	G
				ROOF COVER	1	ASPH SHINGLES	1.00	+	OPA	N	OPEN PORCH	433		61.80	26,760	KITCHEN	G
				FLOOR COVER	24	COMB	1.00	+	WDK	N	WOOD DECK	272		46.08	12,534	BATHS	G
				INT FINISH	1	PLASTER	1.00	F21	O	FPL 2S 1OP	1		9,886.80	9,887	HEAT	A	
				HEATING/COOLING	9	WARM/COOL AIR	1.03									ELECT	A
				FUEL SOURCE	2	GAS	1.00										

EFF.YR/AGE	1977 / 45	
COND	28	28 %
FUNC	0	
ECON	0	
DEPR	28	% GD 72
RCNLD	\$556,000	