

Key: 1892

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.819

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CURRENT OWNER				PARCEL ID				LOCATION			
O'MALLEY WM R JR & KATHRYN M 27 PHEASANT HILL DRIVE SCITUATE, MA 02066				31-1-43-D				27 PHEASANT HILL DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
O'MALLEY WM R JR & KATHRYN				09/28/2001	QS	500,000	(99998)				
O'CONNELL JAMES S & MARY				01/01/1961	QS		29406-				
SCITUATE ASSOCIATES INC				01/01/1960	XX		(C00028254)				

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	%
05-164	04/15/2005	2	ADDITIONS		06/27/2006	SJ	100	100
		2	ADDITIONS	60,000	06/15/2005	SJ	100	100
		6	CYCL GROWTH				100	100

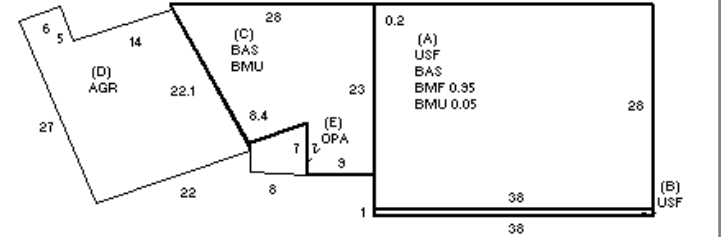
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CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	440,000	1.00	100	1.00	R04	1.00	404,040
300	A	0.061	WS 1.00	100	1.00	19,800	1.00	100	1.00	R04	1.00	1,210

TOTAL	42,645 SF	ZONING	FRNT	164	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE			LAND	405,300	368,500
Inf1	FACTOR 100		BUILDING	501,900	464,800		
Inf2	PHY 100		DETACHED	300	300		
			OTHER	0	0		
			TOTAL	907,500	833,600		

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 SHED		300	1.10	300



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BUILDING	CD	ADJ	DESC	MEASURE	3/6/2013	SJ
MODEL	1		RESIDENTIAL	LIST	3/6/2013	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/24/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]	OTHER FIX=SINK FY12 QUALITY CHANGE FROM GD TO AVG PER FIELD REVIEW.		
FRAME	1	1.00	WOOD FRAME [100%]			

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

YEAR BLT	1960	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	678,283	
NET AREA	2,620	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	507		46.82	23,737	CONDITION ELEM	CD	
\$NLA(RCN)	\$259	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BMF	N	BSMT FINISH-SEP	1,011		65.72	66,448	EXTERIOR		
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	1,064	1960	216.18	230,012	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	1,102	1960	196.59	216,642	KITCHEN		
				FLOOR COVER	99	N/A	1.00	C	BAS	L	BASE AREA	454	1962	216.18	98,144	BATHS		
				INT FINISH	99	N/A	1.00	D	AGR	N	ATT GARAGE	484		48.90	23,667	HEAT		
				HEATING/COOLING	2	HOT WATER	1.02	E	OPA	N	OPEN PORCH	44		56.65	2,493	ELECT		
				FUEL SOURCE	99	N/A	1.00		F21	O	FPL 2S 1OP	1		9,062.90	9,063			
																	EFF.YR/AGE	1985 / 37
																	COND	26 26 %
																	FUNC	0
																	ECON	0
																	DEPR	26 % GD 74
																	RCNLD	\$501,900