

Key: 1894

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.821

LEGAL

LAND

CURRENT OWNER				PARCEL ID				LOCATION			
MUTTER RICHARD C & THOMAS MICHELLE A 41 PHEASANT HILL DR SCITUATE, MA 02066				31-1-50-C				41 PHEASANT HILL DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MUTTER RICHARD C & POPE FRED J & MARLENE D T				06/06/2008	QS	510,000	(112069)				
POPE FRED J & MARLENE D				12/11/1998	F	1	(94608)				
				01/01/1978	XX		59351-0				

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	%
08-487	10/10/2008	3	ALTERATIONS	70,000	07/20/2009	SJ	100	100

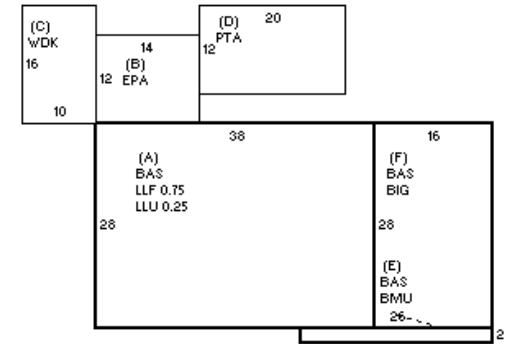
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	440,000	1.00	100	1.00	R04	1.00	404,040
300	A	0.292	WS 1.00	100	1.00	19,800	1.00	100	1.00	R04	1.00	5,780

TOTAL	1.210 Acres		ZONING	FRNT	178	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE		NOTE			LAND	409,800	372,900
Inf1	FACTOR 100			BUILDING	441,600	393,100		
Inf2	PHY 100			DETACHED	0	0		
				OTHER	0	0		
					TOTAL	851,400	766,000	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
OTHER FIX= SINK



DETACHED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/20/2009	SJ
MODEL	1		RESIDENTIAL	LIST	7/20/2009	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	3/24/2011	KT
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1965	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,362	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLU	N	LOWER LEVEL UNF	266		68.47	18,212
\$NLA(RCN)	\$253	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	LLF	L	LOWER LEVEL FIN	798	1965	162.66	129,806
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,564	1965	235.83	368,838
				ROOF COVER	1	ASPH SHINGLES	1.00	B	EPA	N	ENCLOSED PORCH	168		108.24	18,185
				FLOOR COVER	99	N/A	1.00	C	WDK	N	WOOD DECK	160		46.08	7,373
				INT FINISH	99	N/A	1.00	D	PTA	N	PATIO	240		17.88	4,291
				HEATING/COOLING	2	HOT WATER	1.02	E	BMU	N	BSMT UNFINISHED	52		75.78	3,941
				FUEL SOURCE	99	N/A	1.00	F	BIG	N	BUILT-IN GARAGE	448		55.54	24,883
								F	F12	O	FPL 1S ZOP	1		12,416.40	12,416

TOTAL RCN	596,759	
CONDITION ELEM CD		
EXTERIOR		
INTERIOR		
KITCHEN		
BATHS		
HEAT		
ELECT		
EFF.YR/AGE 1985 / 37		
COND	26	26 %
FUNC	0	
ECON	0	
DEPR	26	% GD 74
RCNLD	\$441,600	