Key: 2296

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2,207

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
COUTURE BARRY L & KATIE M 14 FIELDSTONE RD SCITUATE, MA 02066	27-6-46-0	14 FIELDSTONE RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
COUTURE BARRY L & KATIE M	08/15/2018	QS	640,000	50171-426
COYNE JOHN J JR & ELEANOR	01/01/1979	QS	64,000	4521-124
CIESLIK JOHN F AND ALICE	01/01/1976	XX		4106-485

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

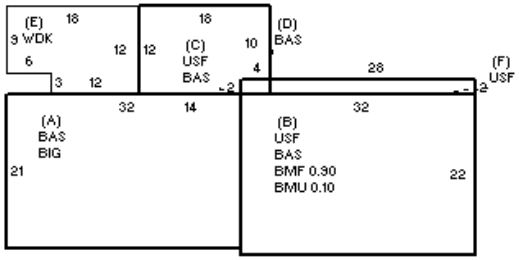
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
19-246	04/10/2019	3	ALTERATIONS	64,000	07/11/2019	JD	100	80
19-246	04/10/2019	3	ALTERATIONS	64,000	05/27/2020	JD	100	100
06-584	09/21/2006	3	ALTERATIONS	6,000	06/13/2007	SJ	100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,248	NS 1.00	100 1.00	100 1.00	440,000	1.70	100 1.00	R04 1.00			380,960

TOTAL	22,248 SF	ZONING		FRNT	125
Ngh	NO. SCITUATE	NOTE	. . . .		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	381,000	346,300
BUILDING	484,000	449,600
DETACHED	0	0
OTHER	0	0
TOTAL	**865,000**	**795,900**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 07/29/2019

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.00	COLONIAL [100%]
QUALITY	+	1.10	AVG +/GOOD - [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	7/11/2019	JD
LIST	7/11/2019	EST
REVIEW	5/27/2020	JD

YEAR BLT	1969	SIZE ADJ	1.000
NET AREA	2,360	DETAIL ADJ	1.020
$NLA(RCN)	$263	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	10	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	9	$8,078
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	2	HIP	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	24	COMB	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BIG	N	BUILT-IN GARAGE	672		46.31	31,122
B	BMU	N	BSMT UNFINISHED	70		58.11	4,068
B	BMF	N	BSMT FINISH-SEP	634		81.59	51,726
+	BAS	L	BASE AREA	1,592	1969	219.73	349,802
E	WDK	N	WOOD DECK	198		42.24	8,363
+	USF	L	UPPER STORY FIN	768	1969	199.82	153,459
	F22	O	FPL 2S 2OP	1		12,435.50	12,436
	ODS	O	OUT DOOR SHOWER	1		1,505.90	1,506

TOTAL RCN	620,561

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	V
BATHS	G
HEAT	A
ELECT	A

EFF.YR/AGE	1997 / 25		
COND	22	22 %	
FUNC	0		
ECON	0		
DEPR	22	% GD	78
RCNLD			$484,000