

Key: 2346

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.257

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
BRIGHAM STEVEN & KATI 24 CURTIS ST SCITUATE, MA 02066				26-1-11-0				24 CURTIS ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
BRIGHAM STEVEN & KATI				03/01/2021	A	527,050		54492-170			
BRIGHAM TRS STEVEN W &				04/19/2012	F	100		41247-156			
BRIGHAM STEVEN W & LESLIE				04/19/2012	F	100		41247-130			

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	%
16-10	01/08/2016	3	ALTERATIONS	52,972	06/21/2016	SJ	100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,625	SC 1.00	100	1.00	396,000	1.60	100	1.00	R04 0.90		344,600

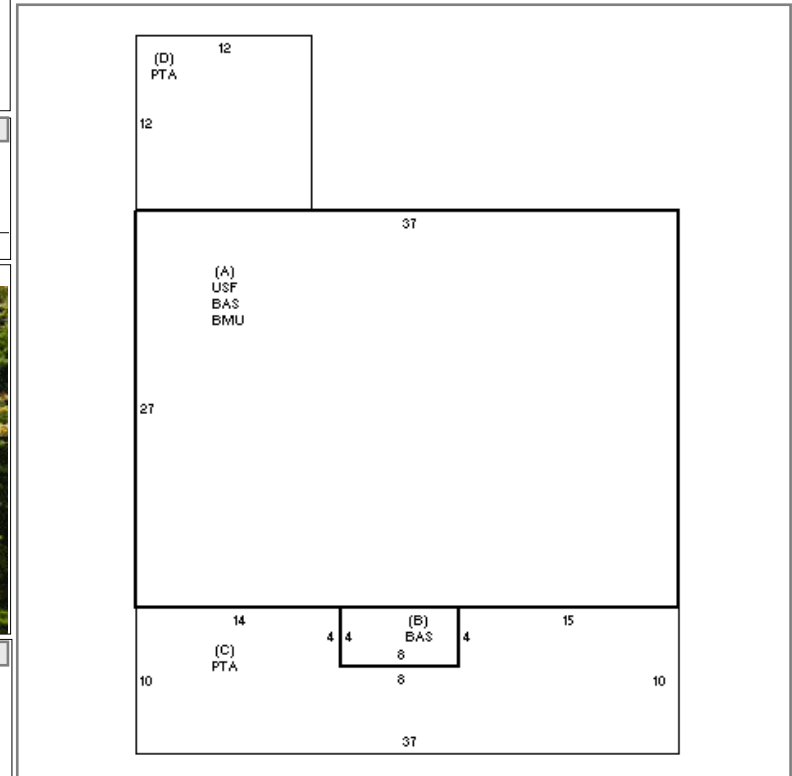
TOTAL	23,625 SF	ZONING	IN M27...	FRNT	133	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE		LAND		344,600	330,700	
Infl1	FACTOR 100			BUILDING		344,500	318,400	
Infl2	PHY 100			DETACHED		9,100	8,700	
				OTHER		0	0	
				TOTAL		698,200	657,800	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	L	0.80 50 0.50	GARAGE		496	36.86	9,100



BLDG COMMENTS
FY12 FR-COL TO CONV

BUILDING	CD	ADJ	DESC	MEASURE	8/25/2010	PL
MODEL	1		RESIDENTIAL	LIST REVIEW		
STYLE	7	1.20	CONVENTIONAL [100%]			
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1925	SIZE ADJ	1.000
NET AREA	2,030	DETAIL ADJ	1.236
\$NLA(RCN)	\$326	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	8	1.00	
BEDROOMS	4	1.00	
BATHROOMS	2	1.00	
# 1/2 BATHS	1	1.00	
TOT FIXTURES	8	\$9,492	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	3	GAMBREL	1.00
ROOF COVER	2	WOOD SHINGLES	1.01
FLOOR COVER	24	COMB	1.00
INT FINISH	1	PLASTER	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	BMU	N	BSMT UNFINISHED	999		56.58	56,526
A	USF	L	UPPER STORY FIN	999	1925	270.97	270,695
+	BAS	L	BASE AREA	1,031	1925	297.96	307,200
+	PTA	N	PATIO	482		17.88	8,618
	F21	O	FPL 2S 10P	1		9,886.80	9,887

TOTAL RCN	662,418
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1960 / 62
COND	48 48 %
FUNC	0
ECON	0
DEPR	48 % GD 52
RCNLD	\$344,500