

Key: 263

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 251

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
ITRICH ANTHONY R & TARA 6 BRIAR MEADOW CIR SCITUATE, MA 02066				10-5-1-B				6 BRIAR MEADOW CIR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ITRICH ANTHONY R & TARA				08/01/2018	QS	785,000	50123-258				
CLOUGHERTY CHARLES F &				07/28/1995	QS	314,900	13726-230				
ALPAUGH ROBERT E AND MARY				02/02/1993	QS	305,000	11623-232				

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 %
23-0760	08/28/2023	3	ALTERATIONS	81,800			0 0
90-599	10/01/1990	3	ALTERATIONS				100 100
90-242	05/01/1990	1	NEW CONST				100 100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	440,000	1.00	100	1.00	R05	1.00	404,040
300	A	0.058	WS 1.00	100	1.00	19,800	1.00	100	1.00	R05	1.00	1,150

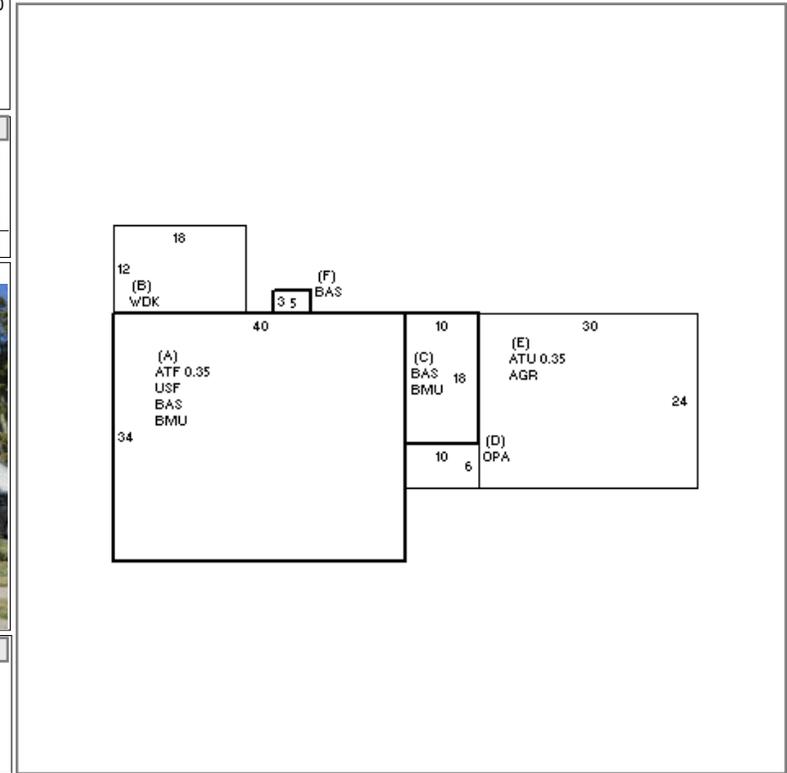
TOTAL	42,506 SF	ZONING	FRNT	277	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE			LAND	405,200	368,400
Infl1	FACTOR 100		BUILDING	732,700	678,500		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL		1,137,900	1,046,900	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	8/3/2009	PL
MODEL	1		RESIDENTIAL	LIST	8/3/2009	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	9/9/2019	JD
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1991	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	872,267
NET AREA	3,391	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,540		50.92	78,424		
\$NLA(RCN)	\$257	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	1,360	1991	209.46	284,860		
				ROOF SHAPE	1	GABLE	1.00	A	ATF	L	ATTIC FINISH	476	1991	148.82	70,836		
				ROOF COVER	2	WOOD SHINGLES	1.01	B	WDK	N	WOOD DECK	216		46.08	9,953		
				FLOOR COVER	24	COMB	1.00	D	OPA	N	OPEN PORCH	60		61.80	3,708		
				INT FINISH	2	DRYWALL	1.00	E	AGR	N	ATT GARAGE	720		48.90	35,207		
				HEATING/COOLING	2	HOT WATER	1.02	E	ATU	N	ATTIC UNF	252		44.40	11,189		
				FUEL SOURCE	1	OIL	1.00	+	BAS	L	BASE AREA	1,555	1991	230.33	358,156		
									F31	O	FPL 3S 1OP	1		11,036.40	11,036		



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

EFF.YR/AGE	2006 / 16	
COND	16	16 %
FUNC	0	
ECON	0	
DEPR	16	% GD 84

RCNLD	\$732,700
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