

Key: 2638

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.541

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
SHAUGHNESSY ANDI 104 INDIAN TRL SCITUATE, MA 02066				7-3-1-0				104 INDIAN TRL				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				SHAUGHNESSY ANDI				09/09/2014	QS	545,000	44720-62	
FITZPATRICK MARIE				01/01/1973	QS		3759-360					
FITZPATRICK JOAN				01/01/1963	QS	28,500	2911-318					

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	%
19-814	10/29/2019	2	ADDITIONS	395,000	06/16/2020	JD	100	90
19-814	10/29/2019	2	ADDITIONS	395,000	11/05/2020	JD	100	100
14-637	09/29/2014	3	ALTERATIONS	3,500	06/22/2015	SJ	100	100
14-637	09/29/2014	2	ADDITIONS	3,500	06/07/2016	SJ	100	100

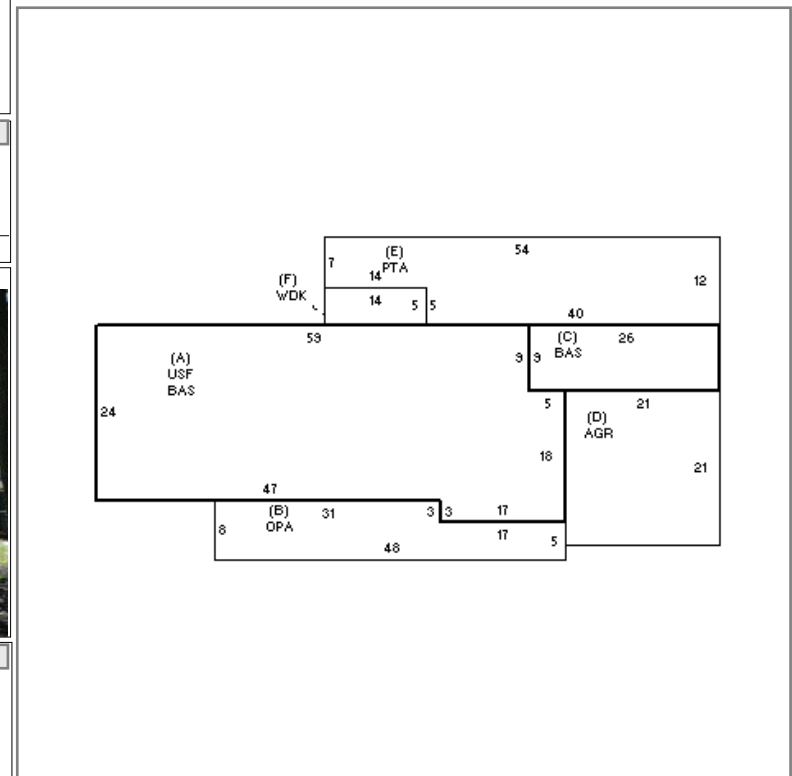
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,049	NS 1.00	100	1.00	100	1.00	660,000	1.71	100	1.00	571,040

TOTAL	22,041 SF	ZONING	FRNT	333	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE			LAND	571,000	519,100
Inf1	FACTOR 100		BUILDING	891,300	792,800		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			<b>TOTAL</b>	<b>1,462,300</b>	<b>1,311,900</b>		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/16/2020	JD
MODEL	1		RESIDENTIAL	LIST	6/16/2020	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	11/5/2020	JD
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1954	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	891,310		
NET AREA	3,318	DETAIL ADJ	1.144	FOUNDATION	3	CONT WALL	1.00	+	BAS	L	BASE AREA	1,776	1954	256.40	455,359	CONDITION ELEM	CD		
\$NLA(RCN)	\$269	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	1,542	2020	233.16	359,540	EXTERIOR	V		
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	333		61.80	20,580	INTERIOR	G		
				ROOF COVER	1	ASPH SHINGLES	1.00	D	AGR	N	ATT GARAGE	441		54.67	24,108	KITCHEN	G		
				FLOOR COVER	1	HARDWOOD	1.00	E	PTA	N	PATIO	578		17.88	10,334	BATHS	G		
				INT FINISH	2	DRYWALL	1.00	F	WDK	N	WOOD DECK	70		46.08	3,226	HEAT	U		
				HEATING/COOLING	11	HW/COOL AIR	1.04	F	FPL	O	FIREPLACE	1		9,375.60	9,376	ELECT	U		
				FUEL SOURCE	2	GAS	1.00	GEN	O	O	GENERATOR	1		0.00					
																		EFF.YR/AGE	2022 / 0
																		COND	0 0 %
																		FUNC	0
																		ECON	0
																		DEPR	0 % GD 100
																		RCNLD	\$891,300