

Key: 264

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 252

LEG  
AL  
LAND

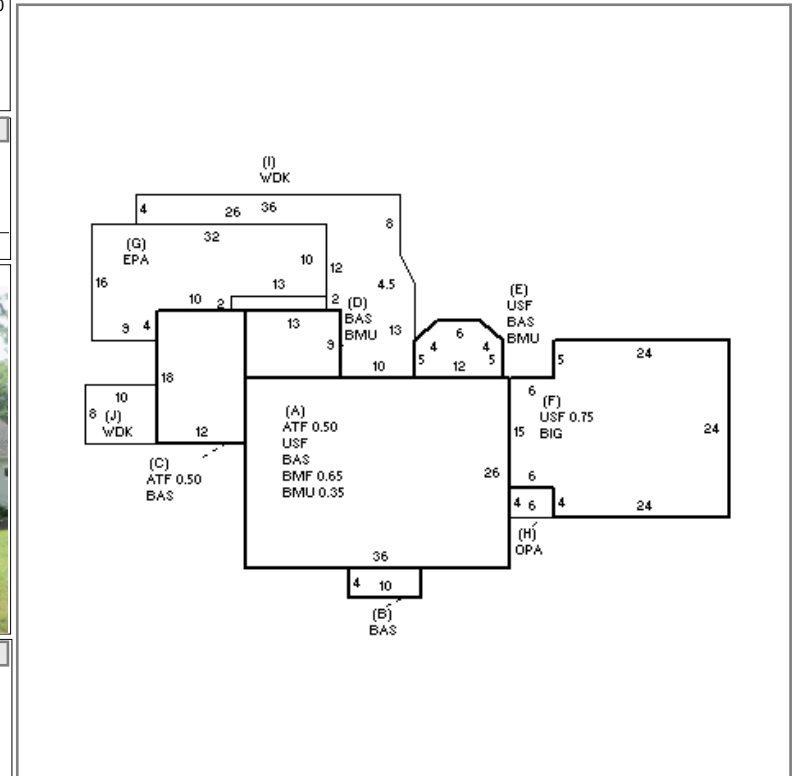
CURRENT OWNER				PARCEL ID				LOCATION				
HUGUES WILLIAM & STACEY 12 BRIAR MEADOW CIR SCITUATE, MA 02066				10-5-1-C 12 BRIAR MEADOW CIR				1010 100 SINGLE FAMILY				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
HUGUES WILLIAM & STACEY				08/04/2016	QS	799,900	47278-163					
TREVENA JAMES M & LAURA S				08/13/1991	L	280,000	10430-71					
HINGHAM INSTITUTION FOR S				07/19/1990	XX		9857-152					
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	R05		404,040
300	A	0.069	WS 1.00	100	1.00	19,800	1.00	100	1.00	R05		1,370

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 %
23-0721	08/16/2023	3	ALTERATIONS	41,833			0 0
21-108	02/08/2021	3	ALTERATIONS	13,400	07/06/2021	JD	100 85
21-108	02/08/2021	3	ALTERATIONS	13,400	05/25/2022	JD	100 100
99-167	04/30/1999	2	ADDITIONS				100 100
93-111	03/16/1993	3	ALTERATIONS				100 100

LEG  
AL  
LAND

TOTAL	43,009 SF	ZONING	FRNT	210	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE			LAND	405,400	368,600
Inf1	FACTOR 100		BUILDING	715,600	663,000		
Inf2	PHY 100		DETACHED	4,900	4,700		
			OTHER	0	0		
<b>TOTAL</b>					<b>1,125,900</b>	<b>1,036,300</b>	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
HTB	A	1.00	30 0.70		1	5,181.80	3,600
SHF	A	1.00	10 0.90 8X12		96	14.95	1,300



DET  
ACH  
ED

BUILDING	CD	ADJ	DESC	MEASURE	7/6/2021	JD
MODEL	1		RESIDENTIAL	LIST	7/6/2021	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/7/2011	KT
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1991	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	917,472				
NET AREA	3,489	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	529		54.61	28,890	CONDITION ELEM	CD				
\$NLA(RCN)	\$263	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	608		76.66	46,612	EXTERIOR	A				
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,520	1991	208.75	317,293	INTERIOR	A				
				ROOF COVER	2	WOOD SHINGLES	1.01	+	ATF	L	ATTIC FINISH	576	1991	148.31	85,427	KITCHEN	G				
				FLOOR COVER	24	COMB	1.00	+	BAS	L	BASE AREA	1,393	1991	229.54	319,754	BATHS	A				
				INT FINISH	2	DRYWALL	1.00	F	BIG	N	BUILT-IN GARAGE	666		51.13	34,051	HEAT	A				
				HEATING/COOLING	2	HOT WATER	1.02	G	EPA	N	ENCLOSED PORCH	394		108.24	42,647	ELECT	A				
				FUEL SOURCE	1	OIL	1.00	H	OPA	N	OPEN PORCH	24		61.80	1,483						
													+	WDK	N	WOOD DECK	446	46.08	20,551		
														F21	O	FPL 2S 1OP	1	9,886.80	9,887		
													EFF.YR/AGE		1997 / 25						
													COND		22 22 %						
													FUNC		0						
													ECON		0						
													DEPR		22 % GD		78				
													RCNLD				\$715,600				