

Key: 269

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 257

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
MONTGOMERY ANDREA 57 SUMMER ST SCITUATE, MA 02066				17-2-2-0				57 SUMMER ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MONTGOMERY ANDREA				05/22/2015	QS	330,000	45574-219				
TAKACS ROBERT P & MARGARE				01/01/1976	QS		4088-205				
WASSERMAN ARTHUR B AND JA				01/01/1974	XX		3870-562				

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	%
		6	CYCL GROWTH				100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,070	WS 1.00	100	1.00	374,000	2.29	100	1.00	R03	0.85	316,000

TOTAL	16,070 SF	ZONING	W. SCITUATE	FRNT	60	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE		LAND	316,000	287,300		
Infl1	FACTOR 100		BUILDING	194,600	173,200			
Infl2	PHY 100		DETACHED	7,900	7,500			
			OTHER	0	0			
			<b>TOTAL</b>	<b>518,500</b>	<b>468,000</b>			

DETACHED

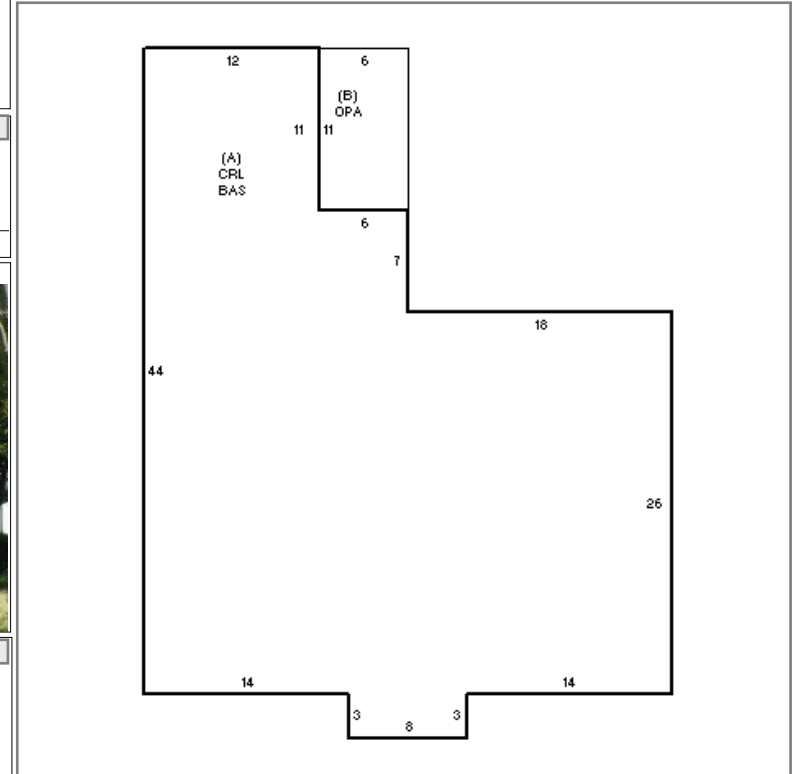
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	40 0.60 GARAGE	1950	240	54.75	7,900



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/18/2015
MODEL	1		RESIDENTIAL	LIST	3/18/2015
STYLE	1	0.85	RANCH [100%]	REVIEW	3/7/2011
QUALITY	A	1.00	AVERAGE [100%]		KT
FRAME	1	1.00	WOOD FRAME [100%]		



INDING

YEAR BLT	1953	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	266,512		
NET AREA	1,218	DETAIL ADJ	0.875	FOUNDATION	3	CONT WALL	1.00	A	BAS	L	BASE AREA	1,218	1953	197.18	240,162	CONDITION ELEM	CD		
\$NLA(RCN)	\$219	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	CRL	N	BSMT CRAWL	1,218		9.99	12,170	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	66		51.50	3,399	INTERIOR			
				ROOF COVER	2	WOOD SHINGLES	1.01		F11	O	FPL 1S 1OP	1		7,281.00	7,281	KITCHEN			
				FLOOR COVER	99	N/A	1.00									BATHS			
				INT FINISH	99	N/A	1.00									HEAT			
				HEATING/COOLING	2	HOT WATER	1.02									ELECT			
				FUEL SOURCE	1	OIL	1.00												
																		EFF.YR/AGE	1980 / 42
																		COND	27 27 %
																		FUNC	0
																		ECON	0
																		DEPR	27 % GD 73
																		RCNLD	\$194,600