

Key: 28

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 25

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
HAUGHTON LAURA & TIMOTHY S/O MILLHOUSE STEVEN ROSS & 79 INDIAN WIND DR SCITUATE, MA 02066				10-1-2-H				79 INDIAN WIND DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MILLHOUSE STEVEN ROSS & HAUGHTON LAURA & TIMOTHY				08/11/2023	QS	1,150,000	58178-279				
CHASE ROBERT J & M CELEST				09/23/2021	QS	900,000	55713-53				
				10/29/1992	P	92,500	11377-141				

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	%
92-808	11/04/1992	1	NEW CONST				100	100

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	1.00	404,040
300	A	0.000	WS 1.00	100	1.00	19,800	1.00	100	1.00	R05	1.00	

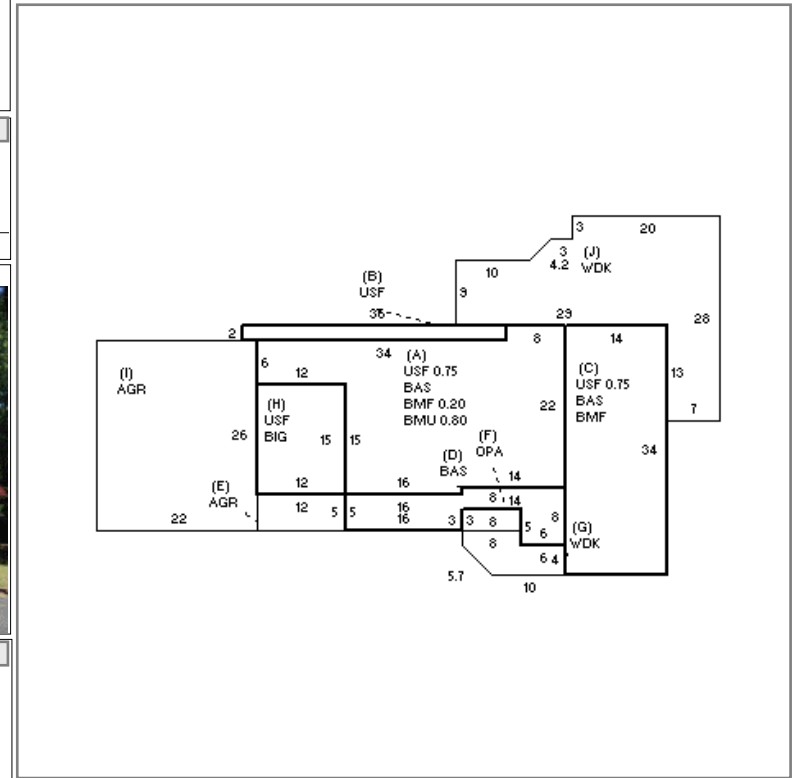
TOTAL	40,001 SF	ZONING	FRNT	72	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE			LAND	404,000	367,300
Inf1	FACTOR 100		BUILDING	564,400	508,200		
Inf2	PHY 100		DETACHED	500	500		
			OTHER	0	0		
					TOTAL	968,900	876,000

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60 6X8		48	17.03	500



BLDG COMMENTS

OTHER FIX=SINK
MLS



BUILDING	CD	ADJ	DESC	MEASURE	3/4/2022	JD
MODEL	1		RESIDENTIAL	LIST	3/4/2022	EST
STYLE	8	0.90	CONTEMPORARY [100%]	REVIEW	3/3/2011	KT
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1993	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN		
NET AREA	2,469	DETAIL ADJ	0.945	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	563		54.11	30,462		
\$NLA(RCN)	\$279	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	1,137	1993	200.65	228,138		
				ROOF SHAPE	1	GABLE	1.00	+	BMF	N	BSMT FINISH-SEP	617		75.96	46,865		
				ROOF COVER	2	WOOD SHINGLES	1.01	+	BAS	L	BASE AREA	1,332	1993	220.64	293,893		
				FLOOR COVER	24	COMB	1.00	+	AGR	N	ATT GARAGE	632		47.84	30,235		
				INT FINISH	2	DRYWALL	1.00	F	OPA	N	OPEN PORCH	24		61.80	1,483		
				HEATING/COOLING	11	HW/COOL AIR	1.04	+	WDK	N	WOOD DECK	613		46.08	28,247		
				FUEL SOURCE	1	OIL	1.00	H	BIG	N	BUILT-IN GARAGE	180		45.21	8,137		
												F21	O	FPL 2S 1OP	1	9,886.80	9,887
												WPL	O	WHIRLPOOL-ADD	1	2,758.80	2,759

TOTAL RCN	688,271
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	A
HEAT	A
ELECT	U
EFF.YR/AGE	2004 / 18
COND	17 17 %
FUNC	0
ECON	0
DEPR	18 % GD 82
RCNLD	\$564,400