

Key: 2857

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.763

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LAND

CURRENT OWNER				PARCEL ID				LOCATION			
TURNER STEPHEN & SARAH 124 MANN HILL RD SCITUATE, MA 02066				22-10-2-0				124 MANN HILL RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
TURNER STEPHEN & SARAH				10/19/2018	QS	1,600,000	(127637)				
SHEERIN DOUGLAS E				09/25/2014	F	1	(121041)				
D SHEERIN CONSTRUCTION, I				10/07/2013	V	350,000	(119665)				

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	%
19-497	07/08/2019	3	ALTERATIONS	110,000	03/09/2020	JD	100	100
14-188	04/14/2014	1	NEW CONST	400,000	06/12/2014	MR	100	15
14-188	04/14/2014	1	NEW CONST	400,000	05/13/2015	SJ	100	85
14-188	04/14/2014	1	NEW CONST	40,000	05/11/2016	SJ	100	100
13-612	09/13/2013	1	NEW CONST	10,000	06/12/2014	MR	100	100

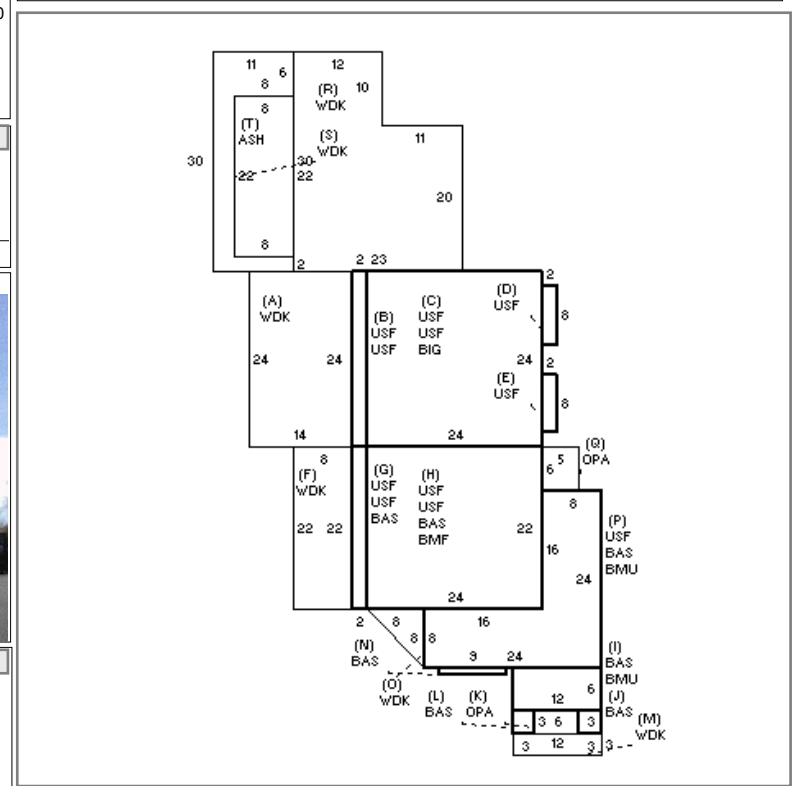
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	NS 1.00	100	1.00	880,000	1.00	100	1.00	WV5	2.00	808,080
300	A	0.210	NS 1.00	100	1.00	39,600	1.00	100	1.00	WV5	2.00	8,320

TOTAL	1.128 Acres	ZONING		FRNT	145	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE		LAND	816,400	742,600		
Inf1	FACTOR 100		BUILDING	1,380,900	1,153,100			
Inf2	PHY 100		DETACHED	15,800	15,000			
			OTHER	0	0			
				TOTAL	2,213,100	1,910,700		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPG	E	1.80	10 0.90 22X8	2020	176	87.75	13,900
SHF	G	1.20	10 0.90 16X8	2020	128	16.40	1,900



BLDG COMMENTS
MULTI LEVEL



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YEAR BLT	2014	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,501,023	
NET AREA	3,735	DETAIL ADJ	1.390	FOUNDATION	4	CONT BSMT WALL	1.00	+	WDK	N	WOOD DECK	1,314		53.76	70,641	CONDITION ELEM CD		
\$NLA(RCN)	\$402	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	2,744	2014	326.04	894,664	EXTERIOR	A	
CAPACITY			UNITS	ADJ	ROOF SHAPE	3	GAMBREL	1.00	C	BIG	N	BUILT-IN GARAGE	576	82.99	47,800	INTERIOR	A	
STORIES	3	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	991	2014	358.53	355,303	KITCHEN	A		
ROOMS	8	1.00	FLOOR COVER	12	COMB	1.00	H	BMF	N	BSMT FINISH-SEP	528		94.99	50,152	BATHS	A		
BEDROOMS	4	1.00	INT FINISH	2	DRYWALL	1.00	+	BMU	N	BSMT UNFINISHED	392		67.66	26,524	HEAT	A		
BATHROOMS	3	1.00	HEATING/COOLING	9	WARM/COOL AIR	1.03	+	OPA	N	OPEN PORCH	48		72.10	3,461	ELECT	A		
# 1/2 BATHS	1	1.00	FUEL SOURCE	2	GAS	1.00	T	ASH	N	ATT SHED	176		30.46	5,361				
TOT FIXTURES	12	\$18,682						F31	O	FPL 3S IOP	1		12,875.80	12,876				
# UNITS	1	1.00						GFP	O	GAS FIREPLACE	2		7,779.10	15,558				
																EFF.YR/AGE	2014 / 8	
																COND	8 8 %	
																FUNC	0	
																ECON	0	
																DEPR	8 % GD 92	
																RCNLD	\$1,380,900	