

Key: 2863

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.769

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
WHITNEY RYAN D 17 COLONIAL RD MILTON, MA 02186				22-10-9-0				5 STONE AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WHITNEY RYAN D				10/30/2007	QS	500,000	(111242)				
ELLIS RANDALL & MAUREEN				01/01/1978	QS	58643-	58643-				
ELLIS RANDALL				01/01/1973	XX	(C00049814)	(C00049814)				

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	%
08-579	11/20/2008	3	ALTERATIONS	10,000	07/01/2009	SJ	100	100
08-381	08/15/2008	3	ALTERATIONS	5,000	07/01/2009	SJ	100	100
97-640	11/06/1997	3	ALTERATIONS				100	100
96-104	03/01/1996	3	ALTERATIONS				100	100

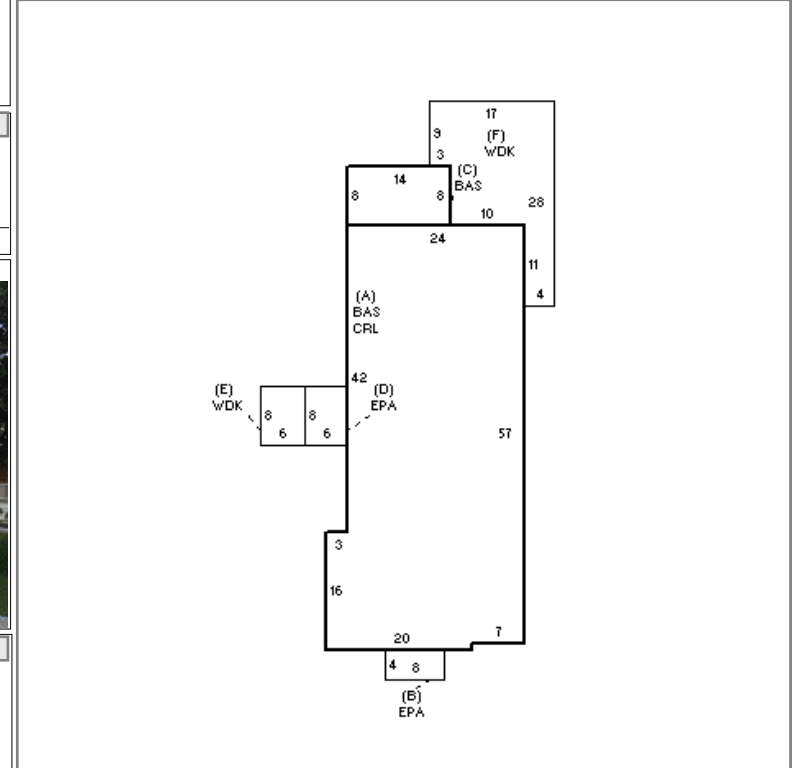
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,967	NS 1.00	100 1.00	100 1.00	748,000	2.80	100 1.00	WV4	1.70		623,290

TOTAL	12,967 SF	ZONING	FRNT	47	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE	LAND	623,300	566,600		
Inf1	FACTOR 100		BUILDING	280,600	249,600		
Inf2	PHY 100		DETACHED	2,200	2,100		
			OTHER	0	0		
			TOTAL	906,100	818,300		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.20 10 0.90	10 X 16	2008	160	15.47	2,200



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/1/2009	SJ
MODEL	1		RESIDENTIAL	LIST		
STYLE	1	0.85	RANCH [100%]	REVIEW	3/31/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1970	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	364,475	
NET AREA	1,545	DETAIL ADJ	0.875	FOUNDATION	4	CONT BSMT WALL	1.00	A	CRL	N	BSMT CRAWL	1,433		10.58	15,158	CONDITION ELEM	CD	
\$NLA(RCN)	\$236	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	EPA	N	ENCLOSED PORCH	80		99.22	7,938	EXTERIOR		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,545	1970	204.52	315,981	INTERIOR		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	357		42.24	15,080	KITCHEN		
				FLOOR COVER	99	N/A	1.00		F11	O	FPL 1S 1OP	1		8,009.10	8,009	BATHS		
				INT FINISH	99	N/A	1.00									HEAT		
				HEATING/COOLING	9	WARM/COOL AIR	1.03									ELECT		
				FUEL SOURCE	99	N/A	1.00											
																	EFF.YR/AGE	1995 / 27
																	COND	23 23 %
																	FUNC	0
																	ECON	0
																	DEPR	23 % GD 77
																	RCNLD	\$280,600