

Key: 2991

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.899

LEGAL

LAND

DETACHED

BUILDING

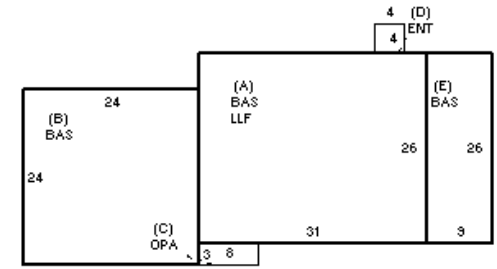
CURRENT OWNER				PARCEL ID				LOCATION			
BOYLE ERICA 15 WIGWAM LN SCITUATE, MA 02066				14-2-27-B				15 WIGWAM LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BOYLE ERICA				03/14/2007	QS	395,000	34385-330				
DONOVAN DONALD J				01/09/1981	QS		4938-135				
GALLIVAN ANDREW PAUL & MA				01/01/1962	XX		2895-131				

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	%
07-231		3	ALTERATIONS	10,000	08/16/2007	SJ	100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,034	NS 1.00	100	1.00	440,000	1.87	100	1.00	R04	1.00	377,790

TOTAL	20,034 SF	ZONING		FRNT	190	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE				LAND	377,800	343,500
Infl1	FACTOR 100		BUILDING	302,500	273,100			
Infl2	PHY 100		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	680,300	616,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	5/6/2014	SJ
MODEL	1		RESIDENTIAL	LIST	5/6/2014	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	4/1/2001	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1960	SIZE ADJ	1.000
NET AREA	2,422	DETAIL ADJ	1.000
\$NLA(RCN)	\$181	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	7	1.00	
BEDROOMS	4	1.00	
BATHROOMS	2	1.00	
# 1/2 BATHS	0	1.00	
TOT FIXTURES	6	\$4,800	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	LLF	L	LOWER LEVEL FIN	806	1960	134.50	108,403
+	BAS	L	BASE AREA	1,616	1960	194.99	315,104
C	OPA	N	OPEN PORCH	24		51.50	1,236
D	ENT	N	ENCLOSED ENTRY	16		97.69	1,563
	F11	O	FPL 1S 1OP	1		7,281.00	7,281

TOTAL RCN	438,387
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1972 / 50
COND	31 31 %
FUNC	0
ECON	0
DEPR	31 % GD 69
RCNLD	\$302,500