

Key: 3397

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.277

LEGAL

LAND

DETACHED

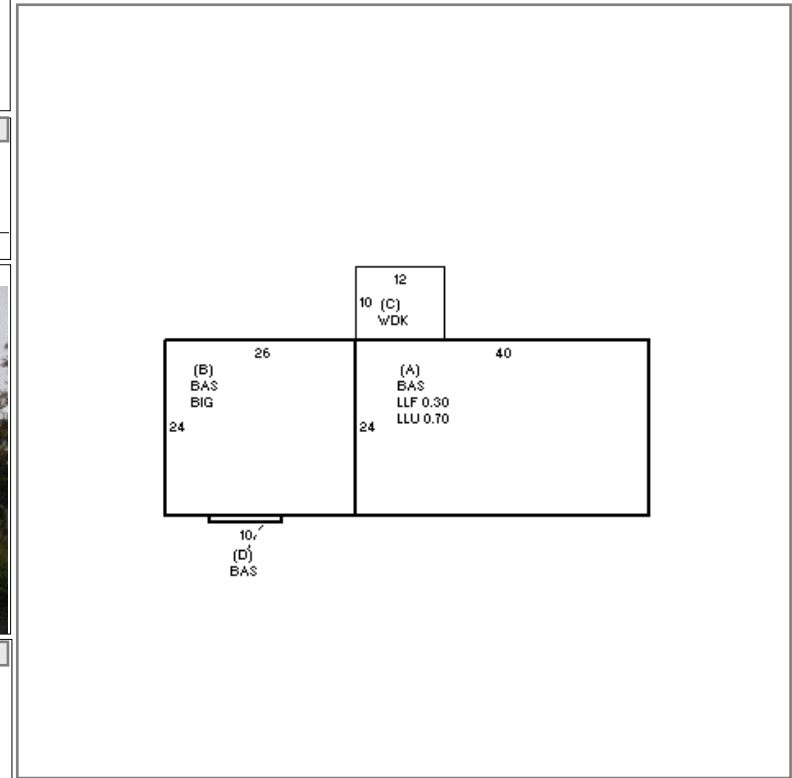
BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
TRACY FERN ELLEN 15 CURTIS ROAD SCITUATE, MA 02066				28-19-3-0				15 CURTIS RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
TRACY FERN ELLEN				10/09/1990	QS		(80693)					
TRACY JOHN J AND FERN E				03/02/1981	XX		(C00064616)					
DELPRETE DAVID				11/03/1980	XX		(C00064182)					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,000	OS 1.00	100	1.00	440,000	3.58	100	1.00	R03	1.00	361,190

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	%
11-236	05/10/2011	3	ALTERATIONS	9,300	06/28/2011	SJ	100	100
01-402	07/31/2001	3	ALTERATIONS				100	100
94-477	10/03/1994	2	ADDITIONS				100	100

TOTAL	10,000 SF	ZONING	FRNT	111	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	361,200	328,400
Inf1	FACTOR 100		BUILDING	320,600	289,100		
Inf2	PHY 100		DETACHED	3,800	3,700		
			OTHER	0	0		
					<b>TOTAL</b>	<b>685,600</b>	<b>621,200</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50		100	14.74	700
GZB	A	1.00	10 0.90		100	34.56	3,100



BUILDING	CD	ADJ	DESC	MEASURE	4/13/2009	PL	BLDG COMMENTS
MODEL	1		RESIDENTIAL	LIST			FY12 QUALITY CHANGE FROM AVG+ TO AVG PER FIELD REVIEW. STYLE CHANGE FROM SPLIT TO RSD RANCH PER FIELD REVIEW.
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	4/7/2011	KT	
QUALITY	A	1.00	AVERAGE [100%]				
FRAME	1	1.00	WOOD FRAME [100%]				

YEAR BLT	1981	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	427,488		
NET AREA	1,882	DETAIL ADJ	1.000	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLU	N	LOWER LEVEL UNF	672		56.18	37,754	CONDITION ELEM	CD		
\$NLA(RCN)	\$227	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	LLF	L	LOWER LEVEL FIN	288	1981	133.48	38,441	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	B	BIG	N	BUILT-IN GARAGE	624		41.89	26,142	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00	C	WDK	N	WOOD DECK	120		38.40	4,608	KITCHEN			
				FLOOR COVER	99	N/A	1.00	+	BAS	L	BASE AREA	1,594	1981	193.51	308,462	BATHS			
				INT FINISH	99	N/A	1.00	F11	O	O	FPL 1S 10P	1		7,281.00	7,281	HEAT			
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT			
				FUEL SOURCE	99	N/A	1.00												
CAPACITY		UNITS	ADJ															EFF.YR/AGE	1990 / 32
STORIES	1	1.00																COND	25 25 %
ROOMS	7	1.00																FUNC	0
BEDROOMS	4	1.00																ECON	0
BATHROOMS	2	1.00																DEPR	25 % GD 75
# 1/2 BATHS	0	1.00																RCNLD	\$320,600
TOT FIXTURES	6	\$4,800																	
# UNITS	1	1.00																	