

Key: 3398

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.278

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
BRESSLER SCOTT C & DALENA D 21 CURTIS RD SCITUATE, MA 02066				28-19-4-0				21 CURTIS RD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
BRESSLER SCOTT C & DALENA				07/22/2011	QS	525,000 (116306)					
BRESSLER SCOTT C & DALENA				07/22/2011	F	1 (116305)					
REILLY JOHN H & HEATHER				07/22/2011	F	1 (116304)					

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	%
98-475	09/18/1998	2	ADDITIONS				100	100
92-507	06/01/1992	3	ALTERATIONS				100	100
86-347	06/01/1986	3	ALTERATIONS				100	100
		7	OTHERS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,085	OS 1.00	100	1.00	440,000	2.59	100	1.00	R03	1.00	368,540

TOTAL	14,070 SF	ZONING	FRNT	239	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	N O T E C/W 5...			LAND	368,500	335,000
Infl1	FACTOR 100		BUILDING	452,100	419,400		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	820,600	754,400

DETACHED

BUILDING	CD	ADJ	DESC	MEASURE	5/22/2010	PL
MODEL	1		RESIDENTIAL	LIST	5/22/2010	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	4/7/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1986	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	587,205
NET AREA	2,336	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	760		49.74	37,800		
\$NLA(RCN)	\$251	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BMF	N	BSMT FINISH-SEP	408		69.82	28,487		
				ROOF SHAPE	3	GAMBREL	1.00	+	BAS	L	BASE AREA	1,168	1986	220.20	257,191		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	1,168	1986	200.25	233,888		
				FLOOR COVER	99	N/A	1.00	C	OPA	N	OPEN PORCH	240		56.65	13,596		
				INT FINISH	99	N/A	1.00		F21	O	FPL 2S 1OP	1		9,062.90	9,063		
				HEATING/COOLING	2	HOT WATER	1.02										
				FUEL SOURCE	99	N/A	1.00										

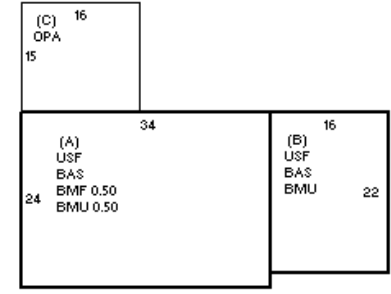
BUILDING

CAPACITY	UNITS	ADJ	CONDITION ELEM	CD
STORIES	2	1.00	EXTERIOR	
ROOMS	8	1.00	INTERIOR	
BEDROOMS	3	1.00	KITCHEN	
BATHROOMS	2	1.00	BATHS	
# 1/2 BATHS	1	1.00	HEAT	
TOT FIXTURES	8	\$7,181	ELECT	
# UNITS	1	1.00		

BUILDING



BLDG COMMENTS



EFF.YR/AGE	1995 / 27
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$452,100