

Key: 4044

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.862

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
DUCEY CHRISTOPHER & JESSICA 44 JACKSON RD SCITUATE, MA 02066				38-7-5-0				44 JACKSON RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DUCEY CHRISTOPHER & JESSI				08/14/2018	U	535,000	(127314)				
COMEAU CHRISTOPHER P & DE				02/01/2013	QS	362,100	(118611)				
EGDEMIR JAMIL &				10/29/2010	F	1	(115323)				

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	%
19-620	08/22/2019	3	ALTERATIONS	42,400	07/06/2020	JD	100	100
	12/18/2003	3	ALTERATIONS			PJB	100	100

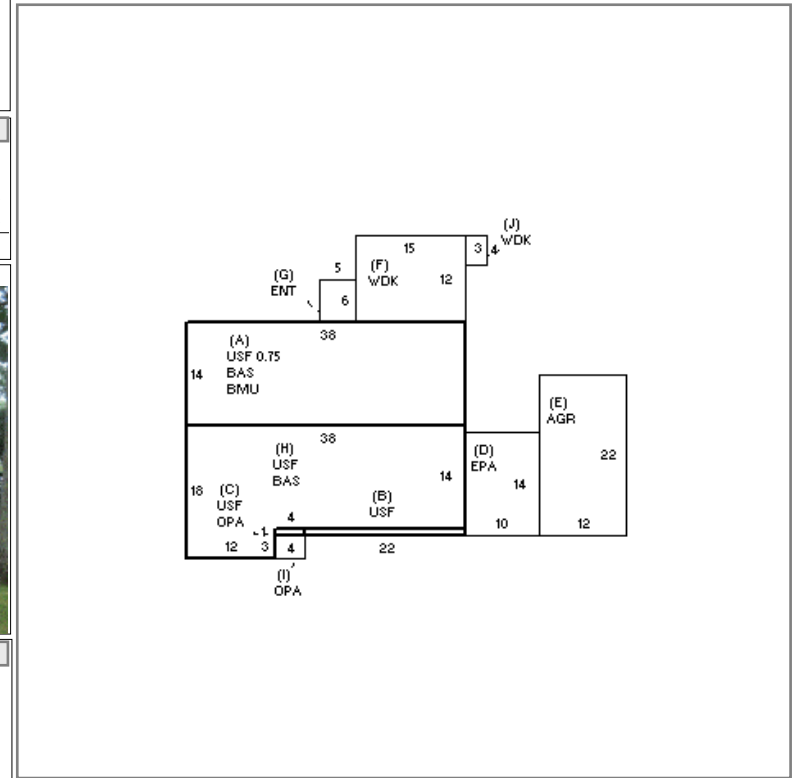
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,321	SC	1.00	100	1.00	100	1.00	R03	0.90		339,070

TOTAL	19,321 SF	ZONING	FRNT	130	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	339,100	325,400
Inf1	FACTOR 100		BUILDING	389,200	346,100		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL		728,300	671,500	

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/6/2020	JD
MODEL	1		RESIDENTIAL	LIST	7/6/2020	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	9/10/2019	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1956	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	2,117	DETAIL ADJ	1.000	FOUNDATION	4	CONT BSMT WALL	1.00
\$NLA(RCN)	\$230	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00
CAPACITY				ROOF SHAPE	1	GABLE	1.00
STORIES	2	ADJ	1.00	ROOF COVER	1	ASPH SHINGLES	1.00
ROOMS	7		1.00	FLOOR COVER	14	COMB	1.00
BEDROOMS	4		1.00	INT FINISH	1	PLASTER	1.00
BATHROOMS	2		1.00	HEATING/COOLING	1	FORCED AIR	1.00
# 1/2 BATHS	0		1.00	FUEL SOURCE	2	GAS	1.00
TOT FIXTURES	6	\$4,800					
# UNITS	1	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	486,441
A	BMU	N	BSMT UNFINISHED	532		59.02	31,401	CONDITION ELEM CD	
+	USF	L	UPPER STORY FIN	1,005	1956	181.35	182,255	EXTERIOR	A
+	OPA	N	OPEN PORCH	16		51.50	824	INTERIOR	G
D	EPA	N	ENCLOSED PORCH	140		90.20	12,628	KITCHEN	V
E	AGR	N	ATT GARAGE	264		53.94	14,239	BATHS	G
+	WDK	N	WOOD DECK	192		38.40	7,373	HEAT	U
G	ENT	N	ENCLOSED ENTRY	30		97.70	2,931	ELECT	U
+	BAS	L	BASE AREA	1,112	1956	199.42	221,751		
	F21	O	FPL 2S 1OP	1		8,239.00	8,239		
								EFF.YR/AGE	2002 / 20
								COND	18 18 %
								FUNC	0
								ECON	0
								DEPR	20 % GD 80
								RCNLD	\$389,200