

Key: 413

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 362

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
RULE ALICIA ANNE & FOGARTY DANIEL B 170 BOOTH HILL RD SCITUATE, MA 02066				18-1-16-0				170 BOOTH HILL RD				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				RULE ALICIA ANNE & KEELER, ALEXANDRA C & COOK CHRISTINA M & GREGOR				11/17/2021	QS	625,000	56029-335	
						11/29/2018	QS	437,500	50567-106			
						01/24/2014	F	100	44028-49			

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	%
18-864	12/10/2018	7	OTHERS		06/14/2022	JD	100	100
		3	ALTERATIONS	1,700	07/02/2019	JD	100	100
		7	OTHERS		09/20/2006		100	100

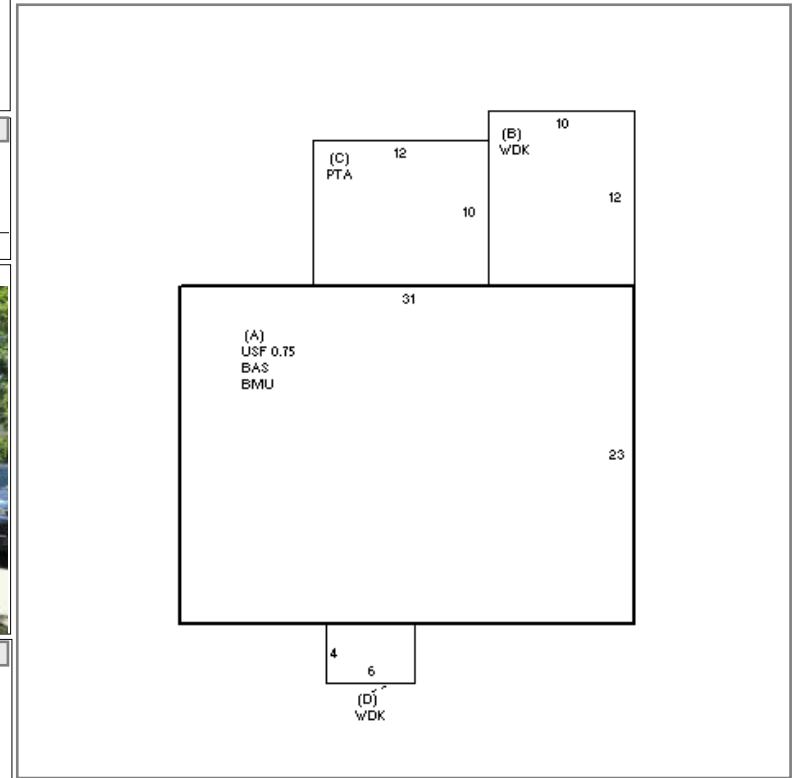
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,210	WS 1.00	100	1.00	374,000	1.94	100	1.00	R07	0.85	320,090

TOTAL	19,210 SF	ZONING	FRNT	71	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE			LAND	320,100	291,000
Inf1	FACTOR 100		BUILDING	289,700	257,800		
Inf2	PHY 100		DETACHED	1,000	1,000		
			OTHER	0	0		
					TOTAL	610,800	549,800

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80 8 X 10		80	15.97	1,000



BUILDING	CD	ADJ	DESC	MEASURE	7/2/2019	JD
MODEL	1		RESIDENTIAL	LIST	7/2/2019	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	6/14/2022	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1928	SIZE ADJ	1.000
NET AREA	1,248	DETAIL ADJ	1.144
\$NLA(RCN)	\$290	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	5	\$4,576
# 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	1	HARDWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOLING	11	HW/COOL AIR	1.04
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	713		52.58	37,492
A	BAS	L	BASE AREA	713	1928	256.11	182,604
A	USF	L	UPPER STORY FIN	535	1928	232.90	124,602
+	WDK	N	WOOD DECK	144		38.40	5,530
C	PTA	N	PATIO	120		14.90	1,788
	GFP	O	GAS FIREPLACE	1		5,556.00	5,556

TOTAL RCN	362,148
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	U
ELECT	U

EFF.YR/AGE	2002 / 20
COND	18 18 %
FUNC	0
ECON	0
DEPR	20 % GD 80

RCNLD	\$289,700
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