

Key: 414

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 363

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MASTANDREA JEB 166 BOOTH HILL RD SCITUATE, MA 02066				18-1-17-0				166 BOOTH HILL RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MASTANDREA JEB				07/25/2016	QS	385,000	47225-274				
GRIFFIN ANN E &				12/12/2014	QS	340,000	45043-145				
PARKER RUTH MARIE				01/31/2013	F	100	42616-259				

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	%
13-296	05/17/2013	3	ALTERATIONS	3,000	06/25/2013	SJ	100	100
91-504	10/15/1991	3	ALTERATIONS				100	100
88-222	05/01/1988	3	ALTERATIONS				100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	374,000	1.00	100	1.00	R07	0.85	343,430
300	A	0.212	WS 1.00	100	1.00	16,830	1.00	100	1.00	R07	0.85	3,570

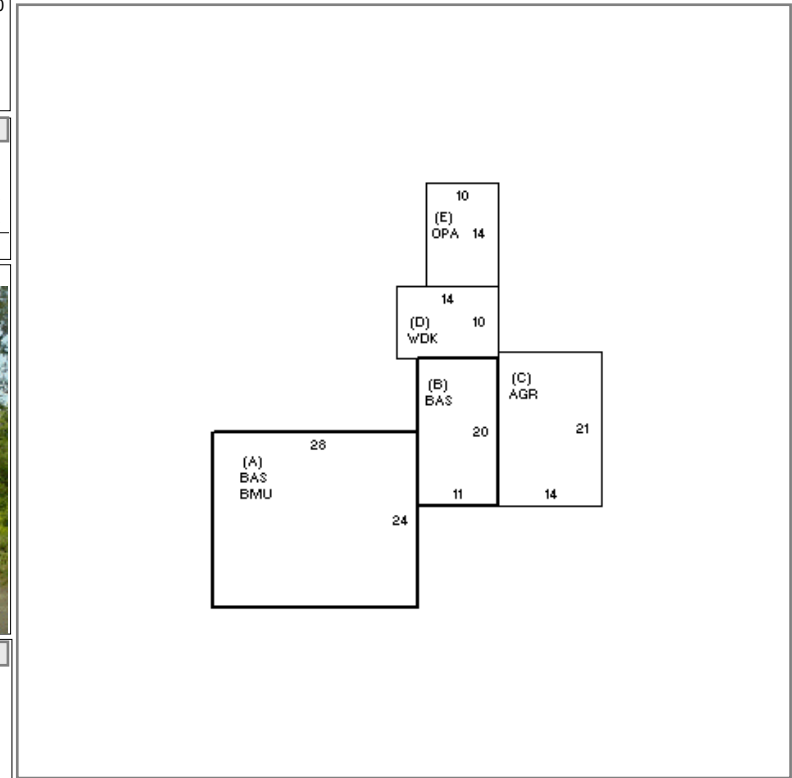
TOTAL	1.130 Acres		ZONING	FRNT	84	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE		NOTE REMOVED INFL3 (FY12)			LAND	347,000	315,600
Infl1	FACTOR 100			BUILDING	193,300	171,900		
Infl2	PHY 100			DETACHED	600	500		
				OTHER	0	0		
				TOTAL	540,900	488,000		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 SHED		500	1.10	600



BUILDING	CD	ADJ	DESC	MEASURE	6/25/2013	SJ
MODEL	1		RESIDENTIAL	LIST	6/25/2013	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/7/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1954	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	264,837
NET AREA	892	DETAIL ADJ	0.867	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	672		53.72	36,100		
\$NLA(RCN)	\$297	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	892	1954	214.75	191,555		
				ROOF SHAPE	1	GABLE	1.00	C	AGR	N	ATT GARAGE	294		51.82	15,234		
				ROOF COVER	1	ASPH SHINGLES	1.00	D	WDK	N	WOOD DECK	140		38.40	5,376		
				FLOOR COVER	99	N/A	1.00	E	OPA	N	OPEN PORCH	140		51.50	7,210		
				INT FINISH	99	N/A	1.00	F11	O	O	FPL 1S 1OP	1		7,281.00	7,281		
				HEATING/COOLING	2	HOT WATER	1.02										
				FUEL SOURCE	99	N/A	1.00										



CAPACITY	UNITS	ADJ	CONDITION ELEM	CD
STORIES	1	1.00	EXTERIOR	
ROOMS	4	1.00	INTERIOR	
BEDROOMS	2	1.00	KITCHEN	
BATHROOMS	1	1.00	BATHS	
# 1/2 BATHS	0	1.00	HEAT	
TOT FIXTURES	3	\$2,081	ELECT	
# UNITS	1	1.00		

EFF.YR/AGE	1980 / 42	
COND	27	27 %
FUNC	0	
ECON	0	
DEPR	27	% GD 73
RCNLD	\$193,300	