

Key: 4327

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.098

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
GARRETT JOHN & MARY 73 MARION RD SCITUATE, MA 02066				40-12-10-0				73 MARION RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GARRETT JOHN & MARY				10/31/2005	QS	434,900	(108206)				
CHAMPAGNEY MATTHEW P & JE				05/19/2000	QS	249,900	(C97407)				
ELLIS MARK K & JULIE TRAS				08/24/1998	QS	174,000	(C00093959)				

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	%
17-91	02/28/2017	2	ADDITIONS	170,000	07/19/2017	SJ	100	50
17-91	02/28/2017	2	ADDITIONS	170,000	08/23/2018	JD	100	100
11-751		2	ADDITIONS	13,500	08/06/2012	SJ	100	100
03-678	10/03/2003	3	ALTERATIONS	8,000	08/04/2004	SJ	100	100
99-124	04/08/1999	3	ALTERATIONS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	4,950	OS 1.00	100	1.00	100	1.00	440,000	6.99	100	1.00	R08 1.00	349,310

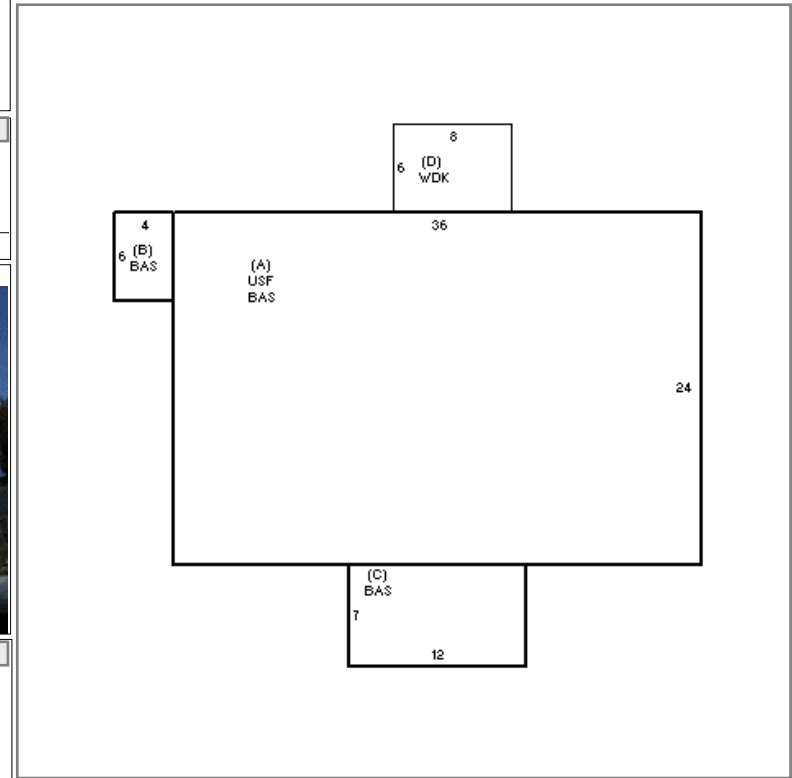
TOTAL	4,966 SF		ZONING	FRNT	99	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE		N O T E	IN M39		LAND	349,300	317,600
Inf1	FACTOR 100			BUILDING	391,400	365,100		
Inf2	PHY 100			DETACHED	600	600		
				OTHER	0	0		
				TOTAL	741,300	683,300		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70	1999	50	17.03	600



BUILDING	CD	ADJ	DESC	MEASURE	2/23/2018	JD
MODEL	1		RESIDENTIAL	LIST	2/23/2018	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	8/23/2018	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS



YEAR BLT	1953	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	391,411		
NET AREA	1,836	DETAIL ADJ	0.950	FOUNDATION	2	SLAB	0.95	+	BAS	L	BASE AREA	972	1953	214.12	208,122	CONDITION ELEM	CD		
\$NLA(RCN)	\$213	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	USF	L	UPPER STORY FIN	864	2017	194.72	168,236	EXTERIOR	V		
				ROOF SHAPE	1	GABLE	1.00	D	WDK	N	WOOD DECK	48		42.24	2,027	INTERIOR	V		
				ROOF COVER	1	ASPH SHINGLES	1.00	F11	O	O	FPL 1S 1OP	1		8,009.10	8,009	KITCHEN	V		
				FLOOR COVER	14	COMB	1.00									BATHS	V		
				INT FINISH	1	PLASTER	1.00									HEAT	U		
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	U		
				FUEL SOURCE	99	N/A	1.00												
																		EFF.YR/AGE	2022 / 0
																		COND	0 0 %
																		FUNC	0
																		ECON	0
																		DEPR	0 % GD 100
																		RCNLD	\$391,400