

Key: 4818

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.570

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
SILVIUS JONATHAN C & CORRY MEGHAN M 39 PENNFIELD RD SCITUATE, MA 02066				44-2-6-N				39 PENNFIELD RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SILVIUS JONATHAN C & MELVILLE JOHN C TR & MELVILLE JOHN C & LINDA				10/04/2021	QS	770,000	55787-3				
				12/16/2014	F	100	45054-250				
				01/01/1974	QS		3871-437				

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	%
21-436	09/21/2021	7	OTHERS		07/18/2022		100	100
		5	SPLIT/SUB/LA		03/15/2021		100	100

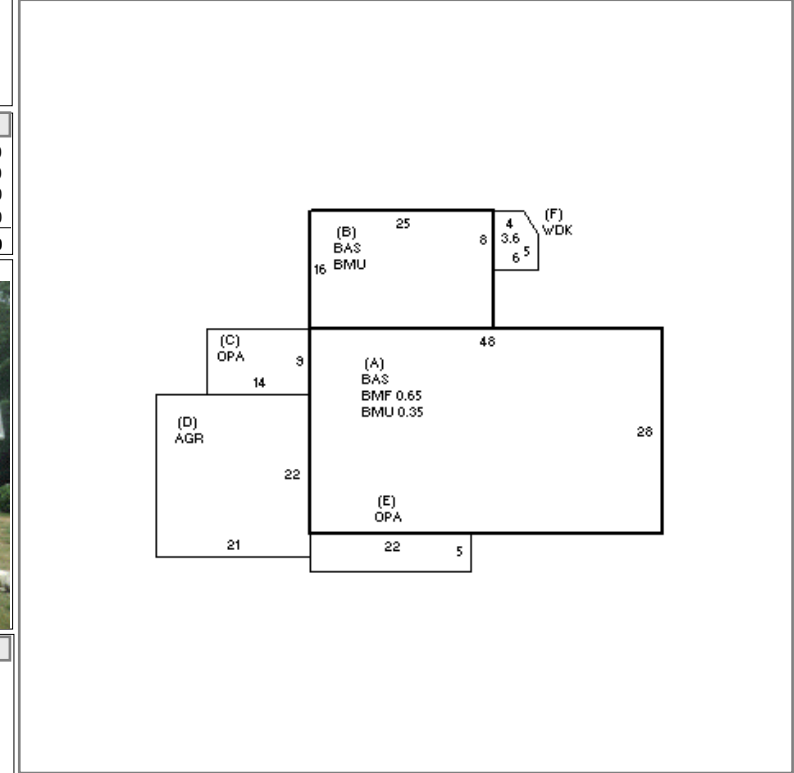
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,290	SC	1.00	100	1.00	100	1.00	R04	0.90		340,340

TOTAL	20,290 SF	ZONING	FRNT	124	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	N O T E	IN M49		LAND	340,300	326,600
Inf1	FACTOR 100		BUILDING	385,700	347,500		
Inf2	PHY 100		DETACHED	3,600	3,500		
			OTHER	0	0		
			TOTAL	729,600	677,600		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
HTB	A	1.00	30 0.70		1	5,181.80	3,600



BLDG COMMENTS
MLS



BUILDING	CD	ADJ	DESC	MEASURE	7/18/2022	JD
MODEL	1		RESIDENTIAL	LIST	7/18/2022	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/30/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1962	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,744	DETAIL ADJ	0.875	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	870		45.52	39,604
\$NLA(RCN)	\$284	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	874		63.90	55,853
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	1,344	1962	199.24	267,783
				ROOF COVER	1	ASPH SHINGLES	1.00	B	BAS	L	BASE AREA	400	2003	199.24	79,697
				FLOOR COVER	34	COMB	1.00	+	OPA	N	OPEN PORCH	236		56.65	13,369
				INT FINISH	1	PLASTER	1.00	D	AGR	N	ATT GARAGE	462		49.53	22,882
				HEATING/COOLING	9	WARM/COOL AIR	1.03	F	WDK	N	WOOD DECK	45		42.24	1,901
				FUEL SOURCE	1	OIL	1.00	F11	O	FPL 1S 1OP	1		8,009.10	8,009	
								GEN	O	GENERATOR	1		0.00		

TOTAL RCN	494,489
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	A
ELECT	U
EFF.YR/AGE	1997 / 25
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$385,700