

Key: 4881

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.632

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CURRENT OWNER				PARCEL ID				LOCATION				
KILLEEN KELLY & SUSAN E 185 FIRST PARISH RD SCITUATE, MA 02066				44-3-60-0				185 FIRST PARISH RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
KILLEEN KELLY & SUSAN E				05/18/2018	O	629,000	49815-28					
PESTRITTO MICHAEL J				01/08/2018	U	275,000	49385-109					
BJORKLAND J STEPHEN &				12/01/2017	U	150,000	49250-111					
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	17,924	SC	1.00	1.00	396,000	2.07	1.00	1.00	R02	0.90	337,180

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
19-366	05/17/2019	2	ADDITIONS	100,000	06/03/2019	JD	100	10
19-366	05/17/2019	2	ADDITIONS	100,000	08/12/2019	JD	100	60
19-366	05/17/2019	2	ADDITIONS	100,000	07/14/2020	JD	100	100
18-20	01/01/2018	3	ALTERATIONS		07/12/2018	JF	100	100
09-517	08/24/1990	3	ALTERATIONS				100	100

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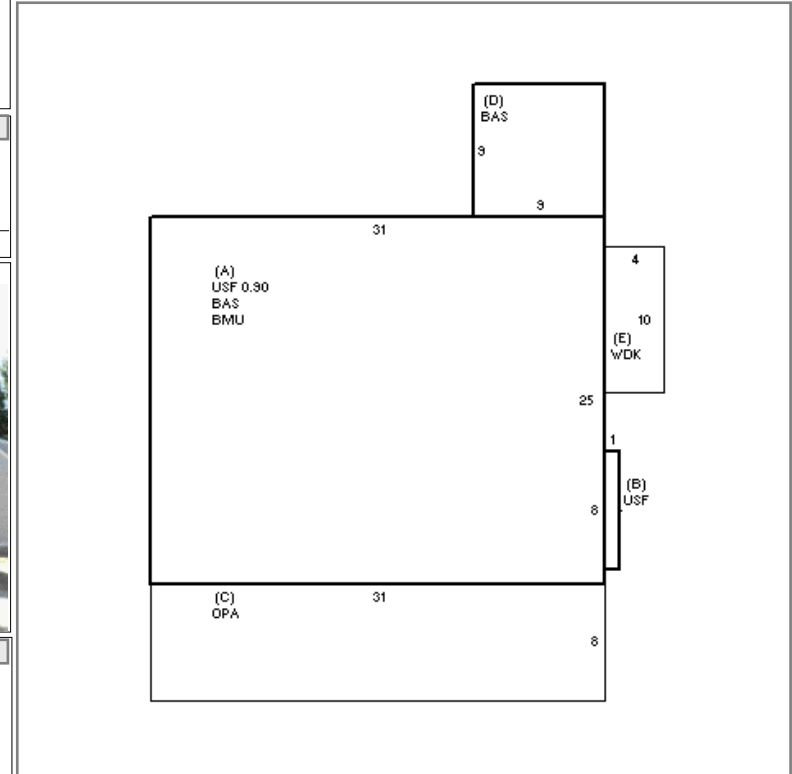
TOTAL	17,924 SF	ZONING	FRNT	107	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	N O T E			LAND	337,200	323,600
Infl1	FACTOR 100		BUILDING	495,100	440,800		
Infl2	PHY 100		DETACHED	3,900	3,700		
			OTHER	293,800	264,200		
TOTAL						1,130,000	1,032,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.20	10 0.90	12X12	144	15.88	2,100
PTD	A	1.00	10 0.90	18 X 13	234	8.34	1,800



BUILDING	CD	ADJ	DESC	MEASURE	6/3/2019	JD
MODEL	1		RESIDENTIAL	LIST	7/12/2018	JD
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	7/14/2020	JD
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	775		61.28	47,492
EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	706	1920	282.98	199,782
ROOF SHAPE	3	GAMBREL	1.00	C	OPA	N	OPEN PORCH	248		61.80	15,326
ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	856	1920	311.17	266,363
FLOOR COVER	2	SOFTWOOD	1.00	E	WDK	N	WOOD DECK	40		46.08	1,843
INT FINISH	1	PLASTER	1.00		F21	O	FPL 2S 1OP	1		9,886.80	9,887
HEATING/COOLING	2	HOT WATER	1.02								
FUEL SOURCE	2	GAS	1.00								



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BLDG COMMENTS
LEGAL ACCESSORY DWELLING

YEAR BLT	1920	SIZE ADJ	1.000
NET AREA	1,562	DETAIL ADJ	1.224
\$NLA(RCN)	\$352	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.9	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	8	\$9,401
# UNITS	1	1.00

TOTAL RCN	550,094
CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	V
KITCHEN	V
BATHS	V
HEAT	U
ELECT	U
EFF.YR/AGE	2012 / 10
COND	10 10%
FUNC	0
ECON	0
DEPR	10 % GD 90
RCNLD	\$495,100

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TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
1090	100	MULTIPLE HSES				2	2 of 2
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %

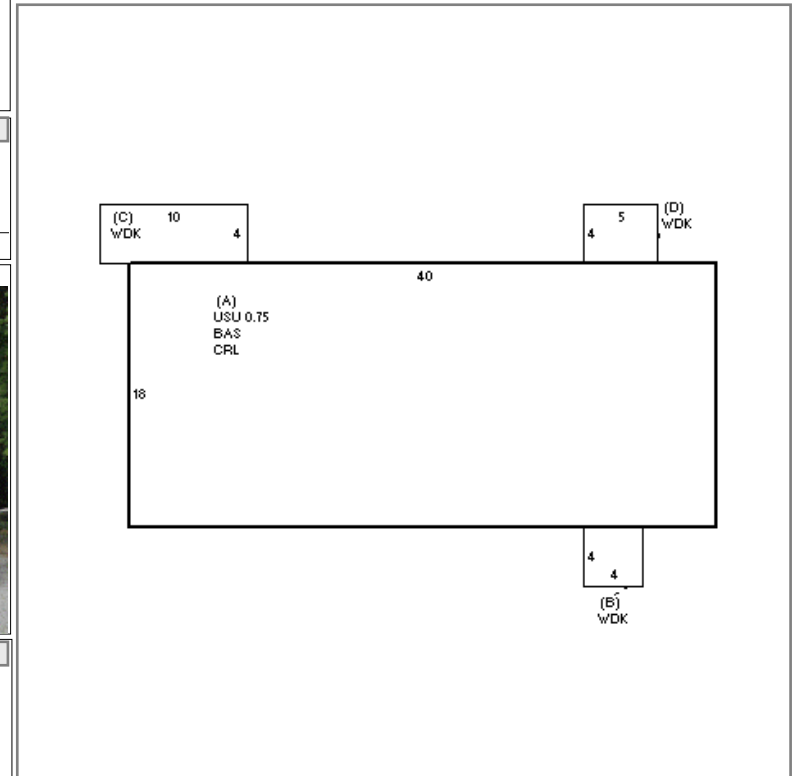
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
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TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Ngh	NOTE		LAND	293,800	
Inf1		BUILDING			
Inf2		DETACHED			
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
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BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/12/2019	JD
MODEL	1		RESIDENTIAL	LIST	8/12/2019	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	7/14/2020	JD
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
ACCESSORY DWELLING

G

YEAR BLT	2019	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	302,920	
NET AREA	720	DETAIL ADJ	1.133	FOUNDATION	4	CONT BSMT WALL	1.00	A	CRL	N	BSMT CRAWL	720		14.03	10,103	CONDITION ELEM	CD	
\$NLA(RCN)	\$421	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BAS	L	BASE AREA	720	2019	303.51	218,530	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	A	USU	N	UPPER STORY UNF	540		121.66	65,699	INTERIOR	A	
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	76		46.07	3,502	KITCHEN	A	
				FLOOR COVER	12	COMB	1.00		ODS	O	OUT DOOR SHOWER	1		1,824.00	1,824	BATHS	A	
				INT FINISH	2	DRYWALL	1.00									HEAT	A	
				HEATING/COOLING	9	WARM/COOL AIR	1.03									ELECT	A	
				FUEL SOURCE	2	GAS	1.00											
CAPACITY		UNITS	ADJ															
STORIES		1.75	1.00															
ROOMS		3	1.00															
BEDROOMS		1	1.00															
BATHROOMS		1	1.00															
# 1/2 BATHS		0	1.00															
TOT FIXTURES		3	\$3,263															
# UNITS		1	1.00															
EFF.YR/AGE 2019 / 3																		
COND 3 3 %																		
FUNC 0																		
ECON 0																		
DEPR 3 % GD 97																		
RCNLD \$293,800																		