

Key: 5008

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.757

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MEKRUT WILLIAM & FARRAR MEGHAN 17 CAIRO CIR SCITUATE, MA 02066				33-7-46-0				17 CAIRO CIR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MEKRUT WILLIAM & RUSO VINCENT J & IDA C				06/30/2017	QS	518,000	(125382)				
PATROLIA JOHN P				01/01/1967	QS		(39151)				
				01/01/1963	XX		(C00031695)				

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 %
22-0255	03/14/2022	3	ALTERATIONS	50,500	06/30/2022	JD	100 50
22-0255	03/14/2022	3	ALTERATIONS	50,500	07/18/2023	JD	100 100
19-911	12/10/2019	3	ALTERATIONS	7,300	06/16/2020	JD	100 100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	21,315	SC 1.00	100	1.00	100	1.00	396,000	1.76	100	1.00	R04 0.90	341,680

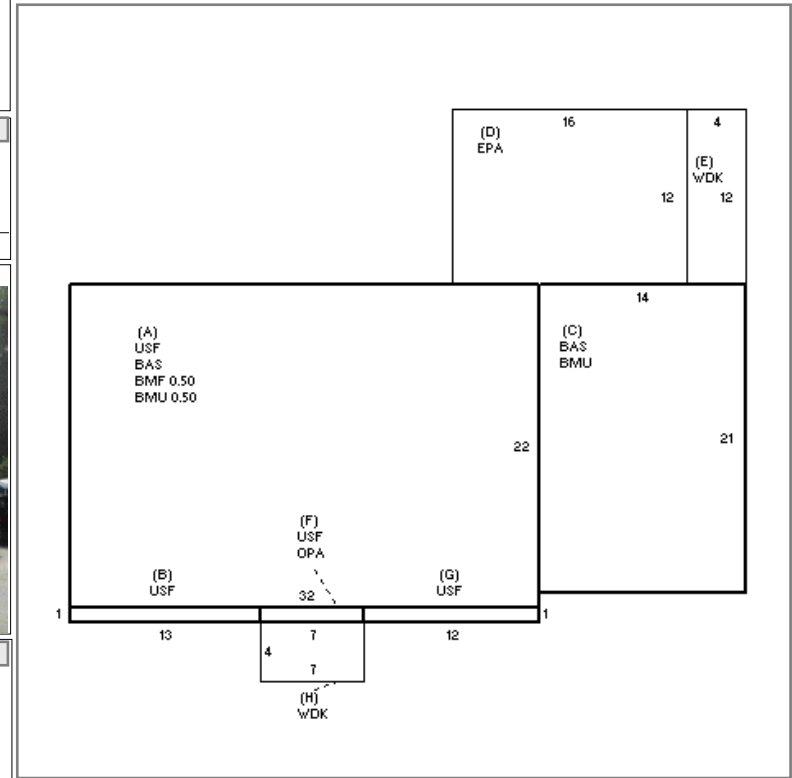
TOTAL	21,315 SF	ZONING	FRNT	156	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE	LAND	341,700	327,900		
Inf1	FACTOR 100		BUILDING	376,100	343,200		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
TOTAL			TOTAL	717,800	671,100		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	6/16/2020	JD
MODEL	1		RESIDENTIAL	LIST	6/16/2020	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	7/18/2023	JD
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1966	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,734	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	646		51.91	33,536
\$NLA(RCN)	\$285	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	352		72.88	25,652
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	998	1966	232.50	232,032
				ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	736	1966	211.43	155,614
				FLOOR COVER	34	COMB	1.00	D	EPA	N	ENCLOSED PORCH	192		99.22	19,050
				INT FINISH	1	PLASTER	1.00	+	WDK	N	WOOD DECK	76		42.23	3,210
				HEATING/COOLING	2	HOT WATER	1.02	F	OPA	N	OPEN PORCH	7		56.73	397
				FUEL SOURCE	2	GAS	1.00		BMG	O	BSMT GARAGE	1		2,740.10	2,740
									F21	O	FPL 2S 1OP	2		9,062.35	18,125



MEASURE	6/16/2020	JD
LIST	6/16/2020	EST
REVIEW	7/18/2023	JD

TOTAL RCN	494,843
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	V
HEAT	A
ELECT	A
EFF.YR/AGE	1991 / 31
COND	25 25%
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	\$376,100