

Key: 5267

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.013

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
CONLIN CHARLES B & DARCY L 17 PORTER RD SCITUATE, MA 02066				45-2-66-0				17 PORTER RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CONLIN CHARLES B & HARGROVE JONATHAN				08/21/2013	QS	550,000	43518-323				
BATES ELEANOR M				05/30/2003	A		25304-12				
				06/19/1990	QS	227,000	9808-97				

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	%
17-231	04/24/2017	3	ALTERATIONS	30,000	07/26/2017	SJ	100
17-231	04/24/2017	3	ALTERATIONS	30,000	07/26/2018	JD	100
		6	CYCL GROWTH				100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,275	HBR 1.00	100	1.00	100	1.00	660,000	2.56	100	1.00	553,290

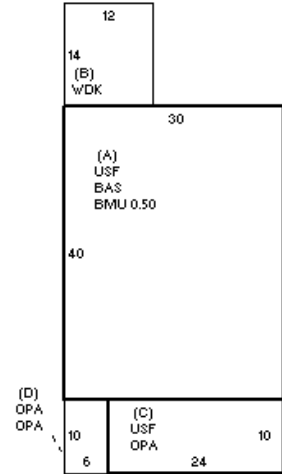
TOTAL	14,275 SF	ZONING	FRNT	255	ASSESSED	CURRENT	PREVIOUS
Ngh	HARBOR	NOTE	LAND	553,300	469,500		
Inf1	FACTOR 100		BUILDING	379,500	350,600		
Inf2	PHY 100		DETACHED	6,300	6,000		
			OTHER	0	0		
<b>TOTAL</b>			<b>TOTAL</b>	<b>939,100</b>	<b>826,100</b>		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
DGF	A	1.00	70 0.30		440	47.79	6,300	09/20/2018



BLDG COMMENTS  
FY12 FR- COLONIAL TO CONV



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/18/2010	PL
MODEL	1		RESIDENTIAL	LIST	11/18/2010	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/28/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1913	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	729,876
NET AREA	2,640	DETAIL ADJ	1.224	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	600		61.73	37,039		
\$NLA(RCN)	\$276	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	1,200	1913	259.13	310,955		
				ROOF SHAPE	2	HIP	1.00	+	USF	L	UPPER STORY FIN	1,440	1913	235.65	339,336		
				ROOF COVER	1	ASPH SHINGLES	1.00	B	WDK	N	WOOD DECK	168		42.24	7,096		
				FLOOR COVER	2	SOFTWOOD	1.00	+	OPA	N	OPEN PORCH	360		56.65	20,394		
				INT FINISH	1	PLASTER	1.00		FPL	O	FIREPLACE	1		8,594.30	8,594		
				HEATING/COOLING	2	HOT WATER	1.02										
				FUEL SOURCE	2	GAS	1.00										

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1960 / 62
COND	48 48 %
FUNC	0
ECON	0
DEPR	48 % GD 52
RCNLD	\$379,500