

Key: 572

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 513

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
HORNE SCOTT A & ELIZABETH M 396 FIRST PARISH RD SCITUATE, MA 02066				37-4-15-0				396 FIRST PARISH RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HORNE SCOTT A & ELIZABETH				11/02/2010	QS	555,000	32909-1				
WEISER KURT A & ERICA J				04/08/2005	QS	627,500	30316-150				
FOURNIER MICHAEL L				10/18/2001	H		20726-124				

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	%
20-4	01/03/2020	3	ALTERATIONS	14,500	07/02/2020	JD	100	100
		6	CYCL GROWTH				100	100
		7	OTHERS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	22,509	SC	1.00	1.00	1.00	1.00	396,000	1.68	100	1.00	R02 0.90	343,200

TOTAL	22,509 SF	ZONING	FRNT	318	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	343,200	329,300
Inf1	FACTOR 100		BUILDING	553,600	492,600		
Inf2	PHY 100		DETACHED	26,300	25,100		
			OTHER	0	0		
			TOTAL		923,100	847,000	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	30 0.70 GARAGE 24X35		840	40.69	23,900
PTD	A	1.00	40 0.60 28 X20		560	7.17	2,400

PHOTO 07/02/2020



BLDG COMMENTS
OTHER FIX=SINK, SHOWER & WATER CLOSET

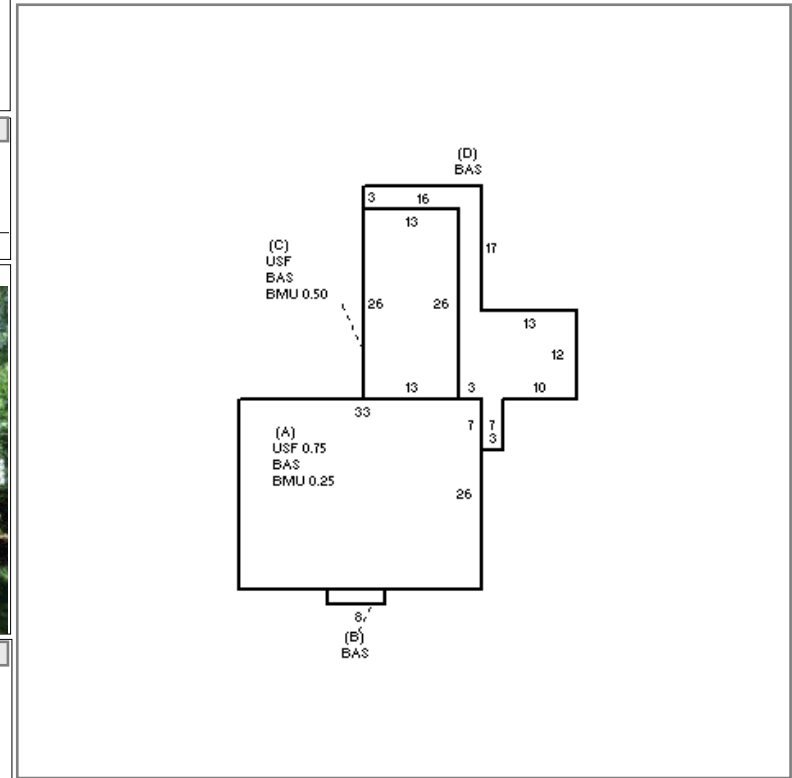
BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/2/2020	JD
MODEL	1		RESIDENTIAL	LIST	7/2/2020	EST
STYLE	19	1.15	ANTIQUE [100%]	REVIEW	3/8/2011	KT
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1820	SIZE ADJ	1.000
NET AREA	2,497	DETAIL ADJ	1.173
\$NLA(RCN)	\$284	OVERALL	1.000

CAPACITY			UNITS	ADJ
STORIES		1.75	1.00	
ROOMS		8	1.00	
BEDROOMS		4	1.00	
BATHROOMS		1	1.00	
# 1/2 BATHS		1	1.00	
TOT FIXTURES		8	\$9,008	
# UNITS		1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	384		75.78	29,100
EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	982	1820	248.52	244,046
ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,515	1820	273.28	414,020
ROOF COVER	1	ASPH SHINGLES	1.00		F22	O	FPL 2S 2OP	1		13,566.00	13,566
FLOOR COVER	24	COMB	1.00								
INT FINISH	1	PLASTER	1.00								
HEATING/COOLING	2	HOT WATER	1.02								
FUEL SOURCE	2	GAS	1.00								



TOTAL RCN	709,741	
CONDITION ELEM	CD	
EXTERIOR		A
INTERIOR		G
KITCHEN		G
BATHS		G
HEAT		U
ELECT		U
EFF.YR/AGE	1997 / 25	
COND	22	22 %
FUNC	0	
ECON	0	
DEPR	22	% GD 78
RCNLD	\$553,600	