

Key: 5872

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.597

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
KOCH GILLIAN & S/O OLANDER ZACHARY THOMAS & 16 STENBECK PL SCITUATE, MA 02066				45-16-1-A				16 STENBECK PL				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
OLANDER ZACHARY THOMAS & KOCH GILLIAN & BERRY FRANCIS C &				07/13/2023	QS	927,000	58092-113					
				09/01/2016	QS	480,300	47412-119					
				07/11/2000	QS	204,200	18685-243					

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	%
16-751	12/02/2016	7	OTHERS ALTERATIONS	12,000	07/14/2023	JD	100	100
		3			08/01/2017	SJ	100	100

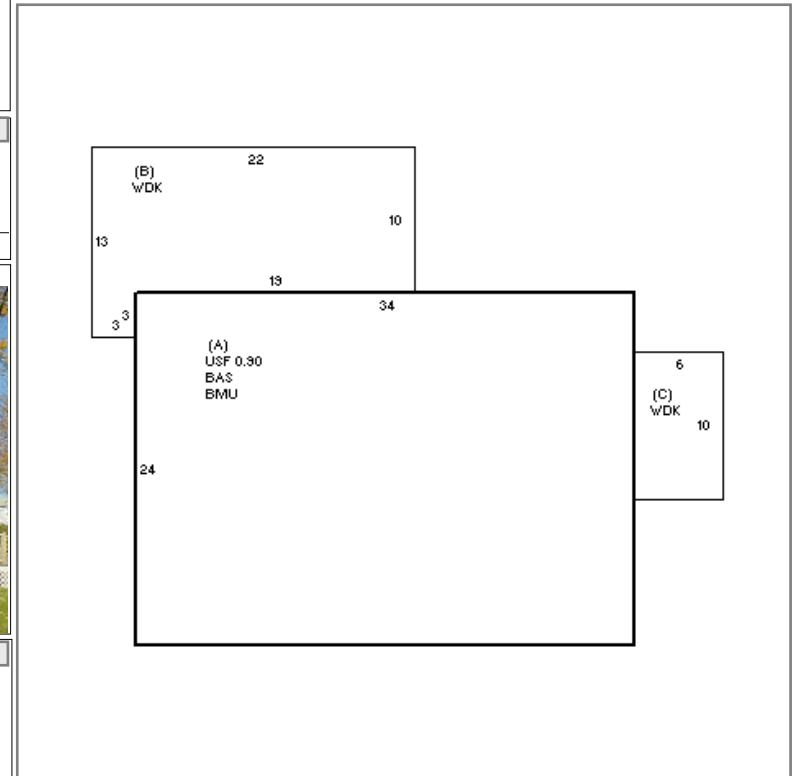
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	13,910	HBR 1.00	100	1.00	100	1.00	506,000	2.62	100	1.00	R03 1.15	423,490

TOTAL	13,910 SF	ZONING	FRNT	117	ASSESSED	CURRENT	PREVIOUS
Ngh	HARBOR	N O T E	IN M50		LAND	423,500	385,000
Inf1	FACTOR 100		BUILDING	354,900	287,500		
Inf2	PHY 100		DETACHED	400	300		
			OTHER	0	0		
					TOTAL	778,800	672,800

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		30	17.03	400



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/20/2010	PL
MODEL	1		RESIDENTIAL	LIST	10/20/2010	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	7/14/2023	JD
QUALITY	+	1.10	AVG +/GOOD - [100%]	MLS		
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
MLS

LOADING

YEAR BLT	1982	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	427,639			
NET AREA	1,550	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	816		55.20	45,044	CONDITION ELEM	CD			
\$NLA(RCN)	\$276	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BAS	L	BASE AREA	816	1982	240.51	196,254	EXTERIOR	G			
				ROOF SHAPE	3	GAMBREL	1.00	A	USF	L	UPPER STORY FIN	734	1982	218.72	160,538	INTERIOR	G			
				ROOF COVER	2	WOOD SHINGLES	1.01	+	WDK	N	WOOD DECK	289		42.24	12,208	KITCHEN	V			
				FLOOR COVER	13	COMB	1.00		F21	O	FPL 2S 1OP	1		9,062.90	9,063	BATHS	G			
				INT FINISH	2	DRYWALL	1.00									HEAT	A			
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	A			
				FUEL SOURCE	1	OIL	1.00													
CAPACITY		UNITS	ADJ															EFF.YR/AGE	2005 / 17	
STORIES	1.9	1.00															COND	17 17 %		
ROOMS	6	1.00															FUNC	0		
BEDROOMS	3	1.00															ECON	0		
BATHROOMS	1	1.00															DEPR	17	% GD	83
# 1/2 BATHS	1	1.00															RCNLD	\$354,900		
TOT FIXTURES	5	\$4,532																		
# UNITS	1	1.00																		