

Key: 5988

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.693

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CURRENT OWNER				PARCEL ID				LOCATION			
PIRROTTA DAVID E TR 18 BROOK STREET SCITUATE, MA 02066				50-5-22-0				18 BROOK ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PIRROTTA DAVID E TR				08/11/1999	F	17784-344	1				
PIRROTTA DAVID & SHIRLEY				01/01/1974	XX	3947-700					
LEARY DONALD J & MAXINE M				01/01/1964	XX	3037-460					

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	%

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CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	10,456	HBR 1.00	100	1.00	100	1.00	616,000	3.43	100	1.00	R02 1.40	506,900

TOTAL	10,454 SF	ZONING		FRNT	54	ASSESSED	CURRENT	PREVIOUS
Ngh	HARBOR	NOTE	LAND	506,900	427,900			
Inf1	FACTOR 100		BUILDING	170,300	158,300			
Inf2	PHY 100		DETACHED	8,100	7,700			
			OTHER	0	0			
			TOTAL	685,300	593,900			

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	-	0.90	60 0.40		483	41.82	8,100



BUILDING	CD	ADJ	DESC	MEASURE	10/21/2010	PL
MODEL	1		RESIDENTIAL	LIST	10/21/2010	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/21/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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BLDG COMMENTS	
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YEAR BLT	1929	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,248	DETAIL ADJ	1.212	FOUNDATION	4	CONT BSMT WALL	1.00
\$NLA(RCN)	\$310	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00
STORIES	2	1.00		ROOF COVER	2	WOOD SHINGLES	1.01
ROOMS	6	1.00		FLOOR COVER	2	SOFTWOOD	1.00
BEDROOMS	4	1.00		INT FINISH	1	PLASTER	1.00
BATHROOMS	1	1.00		HEATING/COOLING	99	N/A	1.00
# 1/2 BATHS	0	1.00		FUEL SOURCE	99	N/A	1.00
TOT FIXTURES	3	\$2,909					
# UNITS	1	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	624		55.28	34,493
A	BAS	L	BASE AREA	624	1929	271.33	169,310
A	USF	L	UPPER STORY FIN	624	1929	246.75	153,969
+	OPA	N	OPEN PORCH	312		51.50	16,068
D	ENT	N	ENCLOSED ENTRY	20		97.70	1,954
	F21	O	FPL 2S 1OP	1		8,239.00	8,239

TOTAL RCN	386,942
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1956 / 66
COND	56 56 %
FUNC	0
ECON	0
DEPR	56 % GD 44
RCNLD	\$170,300

