

Key: 6205

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.912

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
HARRIS JOHN W TR & CHRISTINE M TR 9 TORREYS LN SCITUATE, MA 02066				55-1-24-0				9 TORREYS LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HARRIS JOHN W TR & CHRISTINE M TR				07/22/2021	F		1 55347-321				
HARRIS JOHN W & CHRISTINE				01/02/1996	F		14062-211				
HARRIS J W & C M & CZALA				07/13/1995	QS	244,000	13692-64				

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	%
02-048	01/24/2002	3	ALTERATIONS				100	100
91-524	10/10/1991	2	ADDITIONS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	26,609	HBR 1.00	100	1.00	100	1.00	506,000	1.44	100	1.00	R04 1.15	445,000

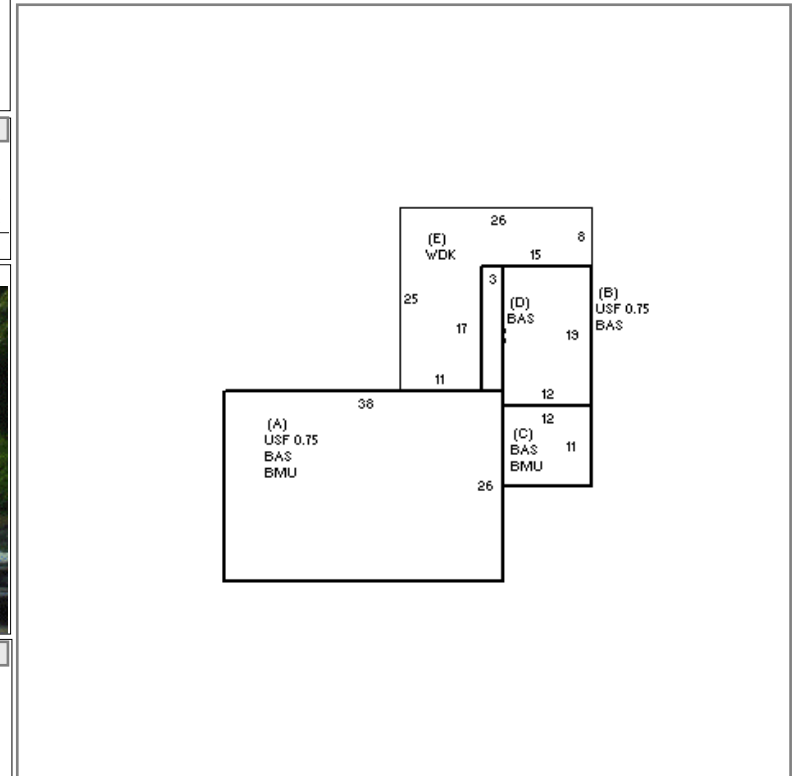
TOTAL	26,609 SF	ZONING		FRNT	122	ASSESSED	CURRENT	PREVIOUS
Ngh	HARBOR	NOTE		LAND	445,000	404,600		
Inf1	FACTOR 100		BUILDING	463,200	417,500			
Inf2	PHY 100		DETACHED	400	300			
			OTHER	0	0			
				TOTAL	908,600	822,400		

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



BUILDING	CD	ADJ	DESC	MEASURE	11/22/2010	PL
MODEL	1		RESIDENTIAL	LIST	11/22/2010	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	3/18/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS	
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YEAR BLT	1963	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	2,311	DETAIL ADJ	1.100	FOUNDATION	4	CONT BSMT WALL	1.00
\$NLA(RCN)	\$267	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00
STORIES		1.75	1.00	ROOF COVER	1	ASPH SHINGLES	1.00
ROOMS		7	1.00	FLOOR COVER	34	COMB	1.00
BEDROOMS		3	1.00	INT FINISH	1	PLASTER	1.00
BATHROOMS		2	1.00	HEATING/COOLING	1	FORCED AIR	1.00
# 1/2 BATHS		0	1.00	FUEL SOURCE	99	N/A	1.00
TOT FIXTURES		6	\$5,808				
# UNITS		1	1.00				

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	617,618
+	BMU	N	BSMT UNFINISHED	1,120		50.29	56,328	CONDITION ELEM CD	
+	USF	L	UPPER STORY FIN	912	1963	216.18	197,160	EXTERIOR	
+	BAS	L	BASE AREA	1,399	1963	237.72	332,575	INTERIOR	
E	WDK	N	WOOD DECK	395		42.24	16,685	KITCHEN	
	F21	O	FPL 2S 10P	1		9,062.90	9,063	BATHS	
								HEAT	
								ELECT	
								EFF.YR/AGE 1990 / 32	
								COND 25 25%	
								FUNC 0	
								ECON 0	
								DEPR 25 % GD 75	
								RCNLD \$463,200	