

Key: 659

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 598

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
GALLAGHER JOHN F & MARY J TRS 145 BRANCH ST SCITUATE, MA 02066				32-8-27-0				145 BRANCH ST			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
GALLAGHER JOHN F & MARY J				09/22/2021	F	1 55701-333					
GALLAGHER JOHN F & MARY J				05/30/1990	QS	9771-256					
GALLAGHER JOHN F				01/01/1984	XX	5564-361					

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	%
96-357	08/02/1996	7	OTHERS ALTERATIONS		09/26/2006		100	100
		3					100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	35,417	SC	1.00	100	1.00	100	1.00	R04	0.90		358,450

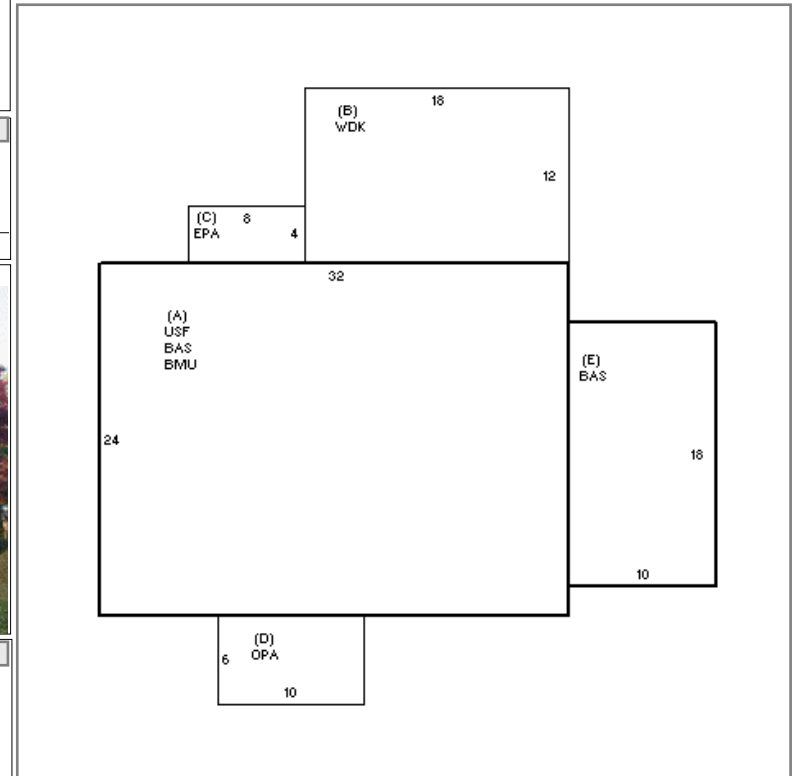
TOTAL	35,417 SF	ZONING	FRNT	238	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE C/W 26C 28....	LAND	358,500	344,000		
Inf1	FACTOR 100		BUILDING	407,700	367,900		
Inf2	PHY 100		DETACHED	9,200	8,800		
			OTHER	0	0		
			TOTAL	775,400	720,700		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	40 0.60 GARAGE		280	54.75	9,200



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	1/3/2011	PL
MODEL	1		RESIDENTIAL	LIST	1/3/2011	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/8/2011	KT
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1923	SIZE ADJ	1.000
NET AREA	1,716	DETAIL ADJ	1.236
\$NLA(RCN)	\$344	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	7	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
# 1/2 BATHS	1	1.00	
TOT FIXTURES	5	\$5,933	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	5	BRICK/STONE	1.00
EXT COVER	99	N/A	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	2	WOOD SHINGLES	1.01
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	2	HOT WATER	1.02
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	768		61.48	47,219
A	USF	L	UPPER STORY FIN	768	1923	280.06	215,089
B	WDK	N	WOOD DECK	216		46.08	9,953
C	EPA	N	ENCLOSED PORCH	32		108.23	3,463
D	OPA	N	OPEN PORCH	60		61.80	3,708
+	BAS	L	BASE AREA	948	1923	307.97	291,954
F22	O		FPL 2S 2OP	1		13,566.00	13,566

TOTAL RCN	590,885
CONDITION ELEM CD	
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1972 / 50
COND	31 31 %
FUNC	0
ECON	0
DEPR	31 % GD 69
RCNLD	\$407,700