

Key: 6674

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.371

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
CREEGAN RICHARD & BARBARA JOST-CREEGAN 55 GILSON RD SCITUATE, MA 02066				60-1-25-0				55 GILSON RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CREEGAN RICHARD & JOHNSON KERRI TR EDWARD T				11/16/2016	O	425,000	47749-213				
BRIGHTON CHRISTOPHER R				06/30/2015	H	292,500	45737-37				
				10/01/1986	QS	132,500	7162-208				

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	%
15-376		1	NEW CONST	350,000	06/01/2017	SJ	100	75
15-376		1	NEW CONST	350,000	06/01/2017	JD	100	100
		7	OTHERS		04/11/2017		100	100
		4	DEMO		05/19/2016	SJ	100	95

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,351	CLF 1.00	100 1.00	100 1.00	572,000	3.46	100 1.00	R05	1.30		470,440

DETACHED

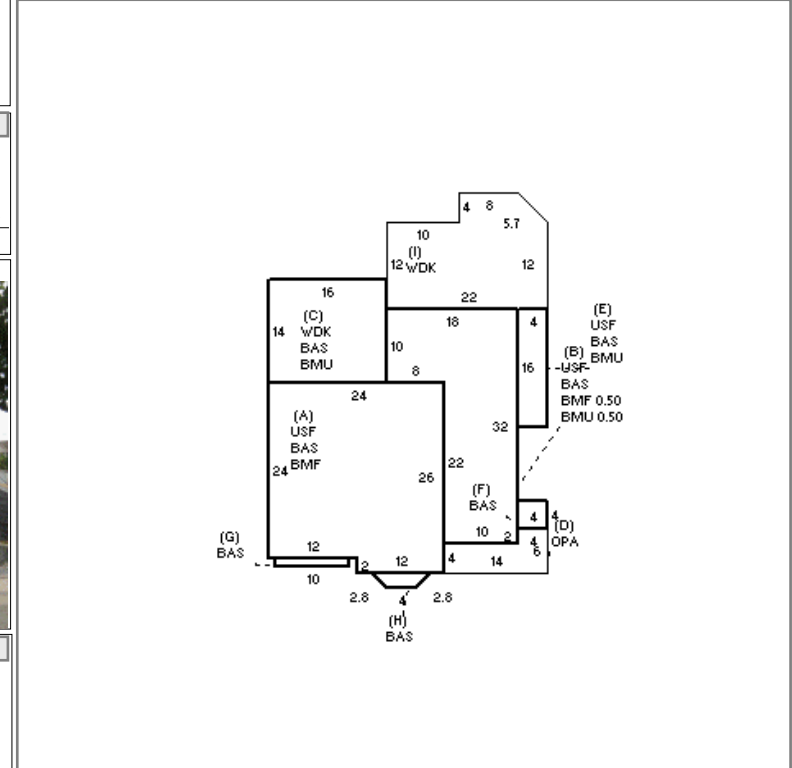
TOTAL	10,351 SF	ZONING	NOTED	FRNT	71	ASSESSED	LAND 470,400 BUILDING 767,000 DETACHED 19,100 OTHER 0 TOTAL 1,256,500	CURRENT	470,400 666,700 18,200 0 1,112,600	PREVIOUS	427,700 666,700 18,200 0 1,112,600
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BUILDING

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
IPG	V	1.50	10 0.90 24X14	2017	336	63.11	19,100	06/18/2018



BLDG COMMENTS
xtra shower



BUILDING	CD	ADJ	DESC	MEASURE	6/1/2017	SJ
MODEL	1		RESIDENTIAL	LIST	5/22/2018	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW		
QUALITY	V	1.40	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	2017	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	807,404
NET AREA	2,390	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMF	N	BSMT FINISH-SEP	800		86.71	69,369	CONDITION ELEM	CD
\$NLA(RCN)	\$338	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	1,064	2017	256.25	272,651	EXTERIOR	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	BMU	N	BSMT UNFINISHED	488	61.77	30,143	INTERIOR	
STORIES	2	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	D	OPA	N	OPEN PORCH	64		72.10	4,614	KITCHEN		
ROOMS	8	1.00	FLOOR COVER	1	HARDWOOD	1.00	+	BAS	L	BASE AREA	1,326	2017	281.78	373,645	BATHS		
BEDROOMS	4	1.00	INT FINISH	2	DRYWALL	1.00	+	WDK	N	WOOD DECK	528		53.76	28,385	BATHS		
BATHROOMS	3	1.00	HEATING/COOLING	9	WARM/COOL AIR	1.03		BMG	O	BSMT GARAGE	2		3,487.40	6,975	HEAT		
# 1/2 BATHS	1	1.00	FUEL SOURCE	2	GAS	1.00		GFP	O	GAS FIREPLACE	1		7,778.40	7,778	ELECT		
TOT FIXTURES	12	\$13,843															
# UNITS	0	1.00															

EFF.YR/AGE	2017 / 5
COND	5 5 %
FUNC	0
ECON	0
DEPR	5 % GD 95
RCNLD	\$767,000