

Key: 669

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 608

LEG  
A  
L

L  
A  
N  
D

D  
E  
T  
A  
C  
H  
E  
D

B  
U  
I  
L  
D  
I  
N  
G

CURRENT OWNER				PARCEL ID				LOCATION			
TORREY JAMES B & ALDEN S JR 436 COUNTRY WAY SCITUATE, MA 02066				32-8-5-0				436 COUNTRY WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
TORREY JAMES B & ALDEN S				12/21/2017	J	(126221)					
TORREY ALDEN S & ALICE B				01/01/1969	QS	(43181)					
HARPER HELENE R AND J RUS				01/01/1949	XX	2030-88					

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	31,025	SC 1.00	100	1.00	396,000	1.25	100	1.00	R02 0.90		353,460

TOTAL	31,025 SF	ZONING	FRNT	138	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE	LAND	353,500	339,200		
Inf1	FACTOR 100		BUILDING	131,100	122,000		
Inf2	PHY 100		DETACHED	11,100	10,500		
			OTHER	0	0		
			TOTAL	495,700	471,700		

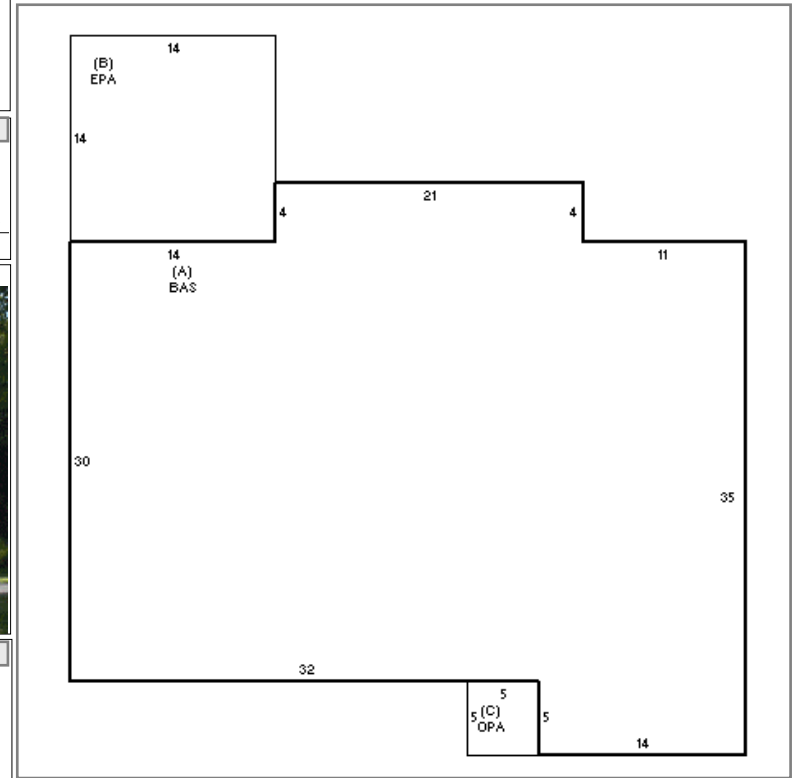
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	-	0.90	50 0.50 GARAGE		528	40.76	10,800
S/V	A	1.00	SV 1.00 SHED		300	1.10	300



BUILDING	CD	ADJ	DESC	MEASURE	7/15/2010	PL
MODEL	1		RESIDENTIAL	LIST	7/15/2010	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/8/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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 %



YEAR BLT	1948	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	298,066		
NET AREA	1,534	DETAIL ADJ	0.823	FOUNDATION	2	SLAB	0.95	A	BAS	L	BASE AREA	1,534	1948	175.05	268,526	CONDITION ELEM	CD		
\$NLA(RCN)	\$194	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	B	EPA	N	ENCLOSED PORCH	196		90.20	17,679	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	C	OPA	N	OPEN PORCH	25		51.52	1,288	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00		F11	O	FPL 1S 1OP	1		7,281.00	7,281	KITCHEN			
				FLOOR COVER	99	N/A	1.00									BATHS			
				INT FINISH	99	N/A	1.00									HEAT			
				HEATING/COOLING	2	HOT WATER	1.02									ELECT			
				FUEL SOURCE	99	N/A	1.00												
CAPACITY		UNITS	ADJ															EFF.YR/AGE	1956 / 66
STORIES	1	1.00																COND	56 56 %
ROOMS	6	1.00																FUNC	0
BEDROOMS	3	1.00																ECON	0
BATHROOMS	1	1.00																DEPR	56 % GD 44
# 1/2 BATHS	1	1.00																RCNLD	\$131,100
TOT FIXTURES	5	\$3,292																	
# UNITS	1	1.00																	