

Key: 684

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 622

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CURRENT OWNER		PARCEL ID		LOCATION			
KURTZ ANDREW C & DAS SARAH B 422 COUNTRY WAY SCITUATE, MA 02066		32-8-8-0		422 COUNTRY WAY			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)		
KURTZ ANDREW C & DAS SARA		11/13/2020	QS	685,000	53819-271		
CASASSA EDWARD B JR & JUD		01/01/1973	QS		3823-252		
GLENN TERRY K AND EILEEN		01/01/1971	XX		3595-797		

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	%
04-132	03/22/2004	3	ALTERATIONS		07/08/2005		100	100
		3	ALTERATIONS	48,000	08/02/2004	SJ	100	100

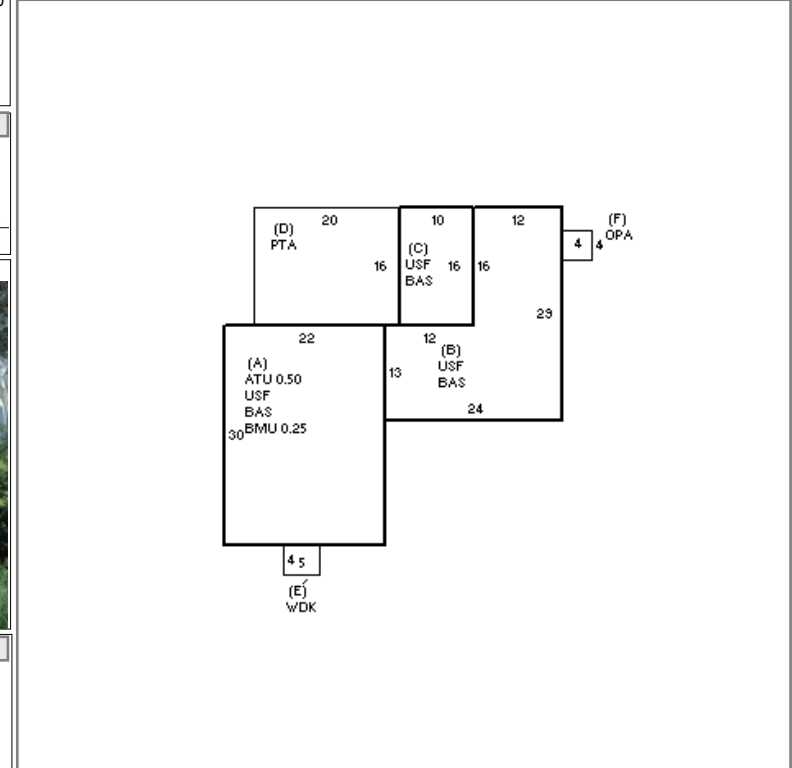
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CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	SC 1.00	100	1.00	396,000	1.00	100	1.00	R02	0.90	363,640
300	A	0.249	SC 1.00	100	1.00	17,820	1.00	100	1.00	R02	0.90	4,440

TOTAL	1.167 Acres	ZONING	FRNT	153	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	368,100	353,400
Infl1	FACTOR 100		LAND	456,100	405,900		
Infl2	PHY 100		BUILDING	16,600	15,800		
			OTHER	0	0		
			TOTAL	840,800	775,100		

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	-	0.90	30 0.70 GARAGE 23X22	1969	506	41.23	14,600
SHF	A	1.00	30 0.70 SHED 20 X 12		240	11.87	2,000



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BUILDING	CD	ADJ	DESC	MEASURE	7/19/2021	JD
MODEL	1		RESIDENTIAL	LIST	7/19/2021	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	10/2/2020	JD
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
MLS

YEAR BLT	1858	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	701,704
NET AREA	2,648	DETAIL ADJ	1.224	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	165		69.47	11,462		
\$NLA(RCN)	\$265	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	1,164	1858	235.65	274,296		
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	A	ATU	N	ATTIC UNF	330	40.70	13,431		
STORIES	2	1.00	2	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,324	259.13	343,087		
ROOMS	9	1.00	24	1.00	FLOOR COVER	24	COMB	1.00	C	USF	L	UPPER STORY FIN	160	235.65	37,704		
BEDROOMS	4	1.00	1	1.00	INT FINISH	1	PLASTER	1.00	D	PTA	N	PATIO	320	16.39	5,245		
BATHROOMS	2	1.00	2	1.00	HEATING/COOLING	2	HOT WATER	1.02	E	WDK	N	WOOD DECK	20	42.24	845		
# 1/2 BATHS	1	1.00	2	1.00	FUEL SOURCE	2	GAS	1.00	F	OPA	N	OPEN PORCH	16	56.65	906		
TOT FIXTURES	8	\$8,617									O	GAS FIREPLACE	1	6,111.60	6,112		
# UNITS	1	1.00															
																EFF.YR/AGE	1969 / 53
																COND	35 35 %
																FUNC	0
																ECON	0
																DEPR	35 % GD 65
																RCNLD	\$456,100