

Key: 712

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 651

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
PRIBAZ JONATHAN & TAYLOR F 62 UTILITY RD SCITUATE, MA 02066				32-1-11-A				62 UTILITY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PRIBAZ JONATHAN & TAYLOR				09/30/2022	QS	829,000	57289-99				
BEARCE SCOTT A & SUSAN P				07/31/1996	QS	218,000	14551-105				
CARROLL JOSEPH P & LAURA				05/01/1989	QS	220,000	7127-167				

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	%
		7	OTHERS		03/30/2023	JD	100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	36,717	SC	1.00	100	1.00	100	1.00	R03	0.90		359,930

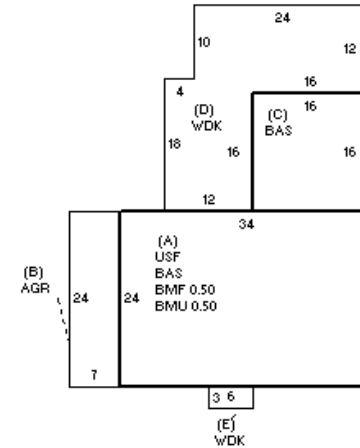
TOTAL	36,717 SF	ZONING	FRNT	142	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	359,900	345,400
Inf1	FACTOR 100		BUILDING	389,200	316,800		
Inf2	PHY 100		DETACHED	900	300		
			OTHER	0	0		
				TOTAL	750,000	662,500	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60 8X12		96	14.95	900



BUILDING	CD	ADJ	DESC	MEASURE	3/30/2023	JD
MODEL	1		RESIDENTIAL	LIST	3/30/2023	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/8/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
MLS



YEAR BLT	1984	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,888	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00
\$NLA(RCN)	\$251	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00
CAPACITY				ROOF SHAPE	3	GAMBREL	1.00
STORIES	2	ADJ	1.00	ROOF COVER	1	ASPH SHINGLES	1.00
ROOMS	6		1.00	FLOOR COVER	24	COMB	1.00
BEDROOMS	3		1.00	INT FINISH	1	PLASTER	1.00
BATHROOMS	2		1.00	HEATING/COOLING	2	HOT WATER	1.02
# 1/2 BATHS	0		1.00	FUEL SOURCE	1	OIL	1.00
TOT FIXTURES	6	\$4,896					
# UNITS	1	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	474,624
A	BMU	N	BSMT UNFINISHED	408		50.18	20,475	CONDITION ELEM CD	
A	BMF	N	BSMT FINISH-SEP	408		70.45	28,742	EXTERIOR	G
A	USF	L	UPPER STORY FIN	816	1984	188.89	154,131	INTERIOR	G
B	AGR	N	ATT GARAGE	168		65.89	11,069	KITCHEN	G
+	BAS	L	BASE AREA	1,072	1984	207.71	222,660	BATHS	G
+	WDK	N	WOOD DECK	506		38.40	19,430	HEAT	A
	BMG	O	BSMT GARAGE	2		2,491.00	4,982	ELECT	A
	F21	O	FPL 2S 1OP	1		8,239.00	8,239		

EFF.YR/AGE	2004 / 18
COND	17 17 %
FUNC	0
ECON	0
DEPR	18 % GD 82
RCNLD	\$389,200