

Key: 7317

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.993

LEGAL

LAND

DETACHED

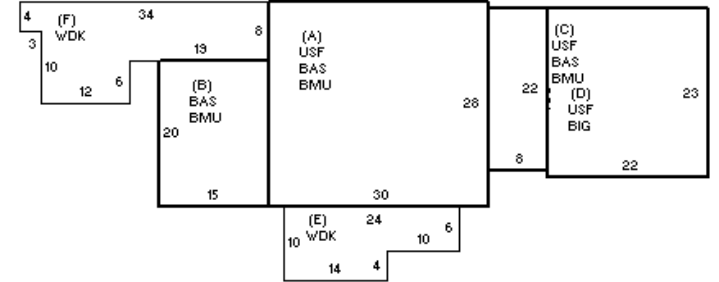
BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
LUCEY DAVID T TR 39 OTIS RD SCITUATE, MA 02066				40-5-20-F				39 OTIS RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
LUCEY DAVID T TR				05/13/2022	QS	1,400,000	56802-290					
MAGUIRE MATTHEW G &				11/14/2016	QS	699,000	47737-50					
MARVELL HOMES LLC				04/08/2016	O	195,000	46786-110					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,337	OS 1.00	100	1.00	440,000	3.18	100	1.00	R08	1.00	363,730

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	%
16-151	04/05/2016	1	NEW CONST	325,000	05/16/2016	SJ	100	50
		7	OTHERS		07/25/2023	JD	100	100
		7	OTHERS		08/17/2022	JD	100	100
		7	OTHERS		04/11/2017	SJ	100	100
		4	DEMO		05/16/2016	SJ	100	100

TOTAL	11,337 SF	ZONING	FRNT	190	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE			LAND	363,700	330,700
Inf1	FACTOR 100		BUILDING	848,300	735,700		
Inf2	PHY 100		DETACHED	2,200	0		
			OTHER	0	0		
			TOTAL		1,214,200	1,066,400	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.20	10 0.90	16X10	160	15.47	2,200



BUILDING	CD	ADJ	DESC	MEASURE	7/15/2016	SJ
MODEL	1		RESIDENTIAL	LIST	5/30/2017	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	7/25/2023	JD
QUALITY	V	1.40	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

MLS

YEAR BLT	2016	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	902,489														
NET AREA	2,838	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,316		61.47	80,900																
\$NLA(RCN)	\$318	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	1,316	2016	274.79	361,627																
				ROOF SHAPE	3	GAMBREL	1.00	+	USF	L	UPPER STORY FIN	1,522	2016	249.89	380,338																
				ROOF COVER	1	ASPH SHINGLES	1.00	D	BIG	N	BUILT-IN GARAGE	506		63.40	32,081																
				FLOOR COVER	12	COMB	1.00	+	WDK	N	WOOD DECK	532		53.76	28,601																
				INT FINISH	2	DRYWALL	1.00		GEN	O	GENERATOR	1		0.00																	
				HEATING/COOLING	9	WARM/COOL AIR	1.03		GFP	O	GAS FIREPLACE	1		7,778.40	7,778																
				FUEL SOURCE	2	GAS	1.00		ODS	O	OUT DOOR SHOWER	1		1,934.80	1,935																
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