

Key: 751

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 689

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
HANSEN KAREN A & MILLER JOHN D JR 313 COUNTRY WAY SCITUATE, MA 02066				37-2-3-0				313 COUNTRY WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HANSEN KAREN A & SULLIVAN JOSEPH J & MARCI				12/16/2008	QS	594,000	36608-93				
PELLISTRI RICHARD F & ELI				01/01/1968	QS		3381-14				
				01/01/1966	XX		3190-270				

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	%
02-197	12/17/2003	3	ALTERATIONS			PJB	100	100
92-775	04/18/2002	3	ALTERATIONS				100	100
	10/01/1992	3	ALTERATIONS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	25,517	SC 1.00	100	1.00	100	1.00		R02	0.90		346,940

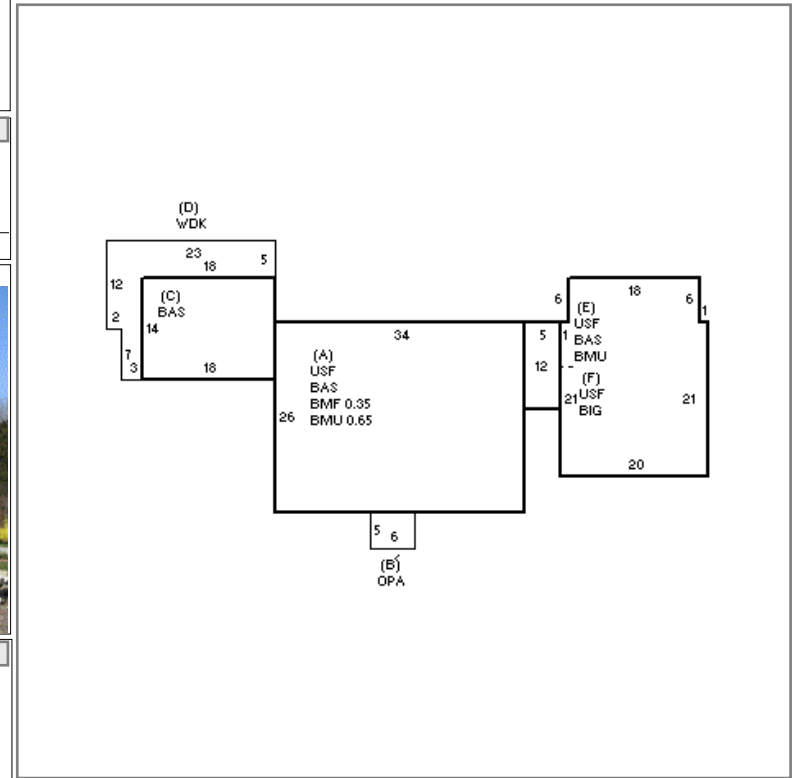
TOTAL	25,517 SF	ZONING	FRNT	134	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	346,900	332,900
Inf1	FACTOR 100		BUILDING	447,600	415,900		
Inf2	PHY 100		DETACHED	12,500	11,400		
			OTHER	0	0		
					TOTAL	807,000	760,200

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 SHED		400	1.10	400
S/V	A	1.00	SV 1.00 GUNITE/STEEL		11,000	1.10	12,100



BLDG COMMENTS

FY12 FR-G TO AVE



BUILDING	CD	ADJ	DESC	MEASURE	7/26/2010	PL
MODEL	1		RESIDENTIAL	LIST	7/26/2010	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/9/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1955	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,668	DETAIL ADJ	1.040	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	635		47.95	30,449
\$NLA(RCN)	\$227	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	309		67.31	20,800
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,472	1955	181.82	267,644
				ROOF COVER	1	ASPH SHINGLES	1.00	B	OPA	N	OPEN PORCH	30		51.50	1,545
				FLOOR COVER	99	N/A	1.00	+	BAS	L	BASE AREA	1,196	1955	199.94	239,128
				INT FINISH	99	N/A	1.00	D	WDK	N	WOOD DECK	171		38.40	6,586
				HEATING/COOLING	11	HW/COOL AIR	1.04	F	BIG	N	BUILT-IN GARAGE	528		45.27	23,901
				FUEL SOURCE	99	N/A	1.00	F21	O		FPL 2S 1OP	1		8,239.00	8,239

TOTAL RCN	604,928
CONDITION ELEM CD	
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1985 / 37
COND	26 26 %
FUNC	0
ECON	0
DEPR	26 % GD 74
RCNLD	\$447,600