

Key: 8381

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.989

LEGAL

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|------------|----|------------|--------------|--------------|--|--|--|
| HARRIGAN MARK F & JOAN M 50 AMY'S WAY SCITUATE, MA 02066 | | | | 27-7-13-E | | | | 50 AMY'S WAY | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| HARRIGAN MARK F & JOAN M | | | | 08/06/1991 | QS | 240,000 | 10417-55 | | | | |
| THE GRANITE COOPERATIVE B | | | | 06/07/1991 | XX | | 10318-245 | | | | |

| 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 | % |
| 90-234 | 05/15/1990 | 1 | NEW CONST | | | | 100 | 100 |

LAND

| 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 | 554,400 | 1.00 | W90 0.90 | R06 | 1.40 | | 509,090 |

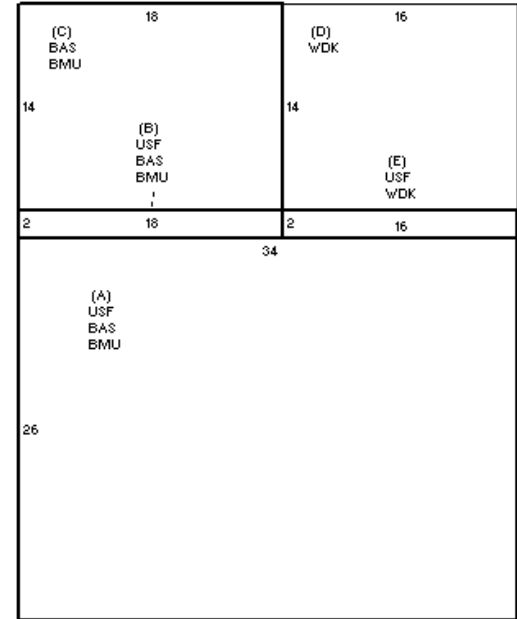
| TOTAL | 40,000 SF | ZONING | FRNT | 49 | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|---------------------------|----------|---------|----------|---------|----------|
| Ngh | SCITUATE | NOTE INFL 3 = WETLANDS | LAND | 509,100 | 363,600 | | |
| Infl1 | FACTOR 100 | | BUILDING | 464,800 | 431,100 | | |
| Infl2 | PHY 100 | | DETACHED | 0 | 0 | | |
| | | | OTHER | 0 | 0 | | |
| | | | TOTAL | 973,900 | 794,700 | | |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |



| BLDG COMMENTS |
|---------------------|
| FY12 FR-CAPE TO COL |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 11/2/2010 | DR |
|----------|----|------|-------------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 11/2/2010 | EST |
| STYLE | 5 | 1.00 | COLONIAL [100%] | REVIEW | 3/3/2011 | ER |
| QUALITY | G | 1.20 | GOOD [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

| YEAR BLT | 1991 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ |
|--------------|-------|------------|-------|-----------------|----|----------------|------|
| NET AREA | 2,124 | DETAIL ADJ | 1.020 | FOUNDATION | 4 | CONT BSMT WALL | 1.00 |
| \$NLA(RCN) | \$281 | OVERALL | 1.000 | EXT COVER | 2 | CLAPBOARD | 1.00 |
| CAPACITY | | UNITS | ADJ | ROOF SHAPE | 1 | GABLE | 1.00 |
| STORIES | 2 | 1.00 | | ROOF COVER | 1 | ASPH SHINGLES | 1.00 |
| ROOMS | 8 | 1.00 | | FLOOR COVER | 13 | COMB | 1.00 |
| BEDROOMS | 4 | 1.00 | | INT FINISH | 2 | DRYWALL | 1.00 |
| BATHROOMS | 2 | 1.00 | | HEATING/COOLING | 2 | HOT WATER | 1.02 |
| # 1/2 BATHS | 1 | 1.00 | | FUEL SOURCE | 99 | N/A | 1.00 |
| TOT FIXTURES | 8 | \$7,834 | | | | | |
| # UNITS | 1 | 1.00 | | | | | |

| S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 595,900 |
|---|-----|---|-----------------|-------|------|-----------|---------|-------------------|------------|
| + | BMU | N | BSMT UNFINISHED | 1,172 | | 54.21 | 63,532 | CONDITION ELEM CD | |
| + | BAS | L | BASE AREA | 1,172 | 1991 | 244.09 | 286,069 | EXTERIOR | |
| + | USF | L | UPPER STORY FIN | 952 | 1991 | 221.97 | 211,315 | INTERIOR | |
| + | WDK | N | WOOD DECK | 256 | | 46.08 | 11,796 | KITCHEN | |
| | BMG | O | BSMT GARAGE | 2 | | 2,989.20 | 5,978 | BATHS | |
| | FPL | O | FIREPLACE | 1 | | 9,375.60 | 9,376 | HEAT | |
| | | | | | | | | ELECT | |
| | | | | | | | | EFF.YR/AGE | 1998 / 24 |
| | | | | | | | | COND | 21 21 % |
| | | | | | | | | FUNC | 0 |
| | | | | | | | | ECON | 0 |
| | | | | | | | | DEPR | 22 % GD 78 |
| | | | | | | | | RCNLD | \$464,800 |