

Key: 8465

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.070

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CURRENT OWNER				PARCEL ID				LOCATION				
ROY HEATHER & MCCLORY SCOTT D 77 STATION ST SCITUATE, MA 02066				49-1-34-D				77 STATION ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
ROY HEATHER & MCCLORY SCO				10/04/2021	H	1	55783-244					
MCCLORY HEATHER & SCOTT D				07/30/2004	QS	430,000	28774-327					
FITZGIBBON PAUL D AND NAN				10/14/1994	QS	157,000	13204-213					

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	%
22-0930	09/06/2022	3	ALTERATIONS	4,000	05/26/2023	NC	100	100
21-1435	11/15/2021	3	ALTERATIONS	6,400	07/25/2022	JD	100	99
21-1435	11/15/2021	3	ALTERATIONS	6,400	05/26/2023	NC	100	100
00-172	05/04/2000	3	ALTERATIONS				100	100

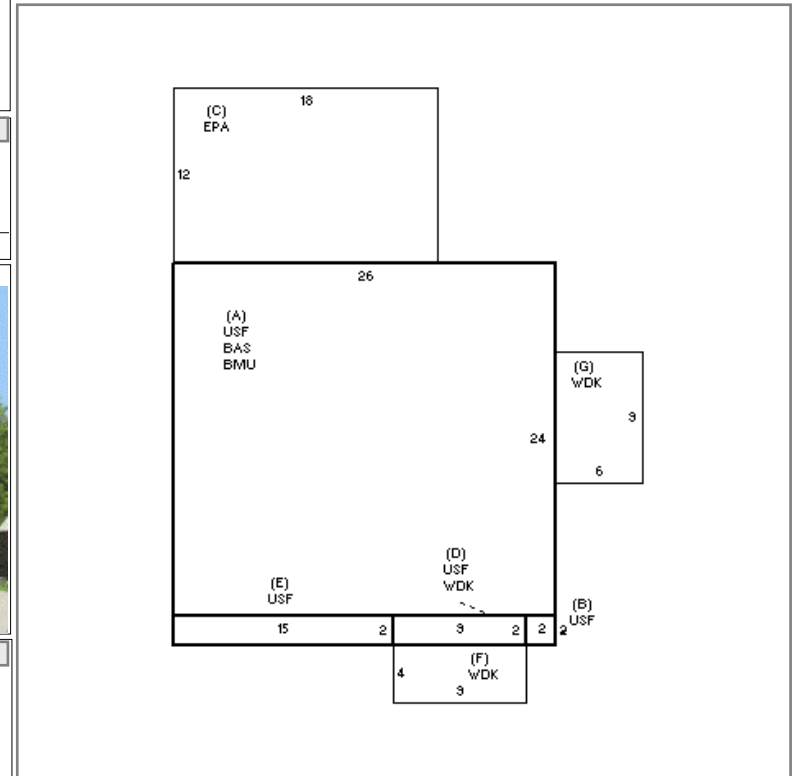
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,642	SC	1.00	100	1.00	100	1.00	R04	0.90		329,470

TOTAL	12,642 SF	ZONING	FRNT	63	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	329,500	316,200
Inf1	FACTOR 100		BUILDING	266,300	246,900		
Inf2	PHY 100		DETACHED	1,700	1,400		
			OTHER	0	0		
					<b>TOTAL</b>	<b>597,500</b>	<b>564,500</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80 12X14		168	12.75	1,700



BUILDING	CD	ADJ	DESC	MEASURE	7/25/2022	JD
MODEL	1		RESIDENTIAL	LIST	7/25/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	6/30/2023	MR
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



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YEAR BLT	1987	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	350,377		
NET AREA	1,300	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	624		55.28	34,493				
\$NLA(RCN)	\$270	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BAS	L	BASE AREA	624	1987	225.98	141,013				
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	676	1987	205.51	138,922				
				ROOF COVER	1	ASPH SHINGLES	1.00	C	EPA	N	ENCLOSED PORCH	216		90.20	19,483				
				FLOOR COVER	13	COMB	1.00	+	WDK	N	WOOD DECK	108		38.40	4,147				
				INT FINISH	2	DRYWALL	1.00	F21	O	O	FPL 2S 1OP	1		8,239.00	8,239				
				HEATING/COOLING	2	HOT WATER	1.02												
				FUEL SOURCE	2	GAS	1.00												
																		CONDITION ELEM	CD
																		EXTERIOR	G
																		INTERIOR	A
																		KITCHEN	A
																		BATHS	A
																		HEAT	A
																		ELECT	A
																		EFF.YR/AGE	1991 / 31
																		COND	25 25 %
																		FUNC	0
																		ECON	0
																		DEPR	24 % GD 76
																		RCNLD	\$266,300