

Key: 868

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 801

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
ROMAN NATHANIEL D 347 COUNTRY WAY SCITUATE, MA 02066				37-2-9-A				347 COUNTRY WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ROMAN NATHANIEL D				01/31/2020	QS	485,000	52290-136				
MAHONEY BRIAN				11/14/2011	QS	340,000	40576-326				
KELTY JOHN P TRUSTEE				10/29/1999	F	1	17997-307				

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	%
18-783	11/05/2018	3	ALTERATIONS	9,000	07/30/2019	JD	100	100
14-382	07/01/2014	3	ALTERATIONS	6,620	07/27/2015	SJ	100	100
98-304	06/26/1998	3	ALTERATIONS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,286	SC	1.00	100	1.00	100	1.00	R02	0.90		333,470

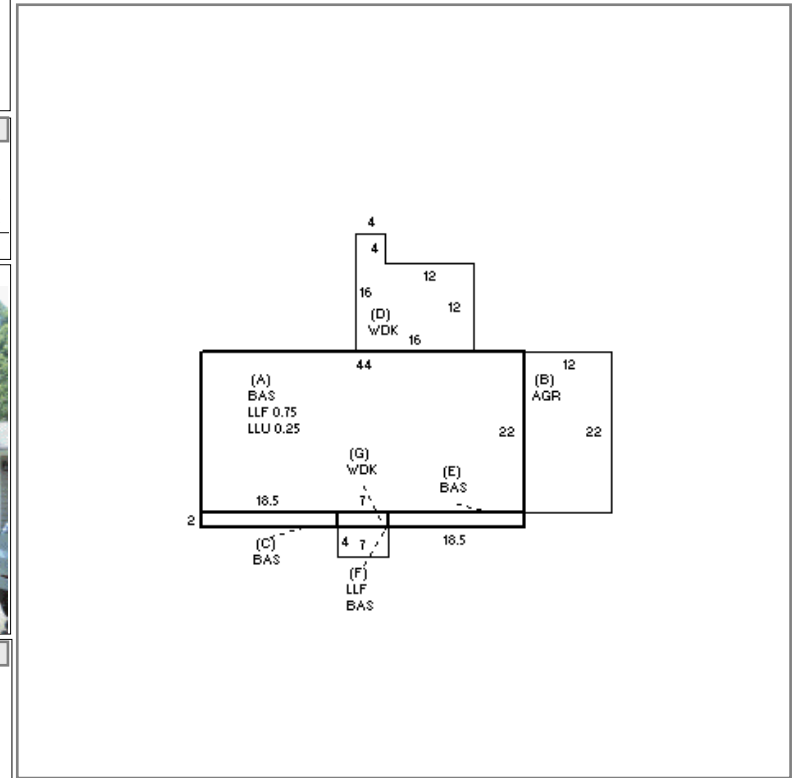
TOTAL	15,286 SF	ZONING	FRNT	100	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE	LAND	333,500	320,000		
Inf1	FACTOR 100		BUILDING	268,900	239,300		
Inf2	PHY 100		DETACHED	1,000	1,000		
			OTHER	0	0		
			TOTAL	603,400	560,300		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60		120	13.93	1,000



BUILDING	CD	ADJ	DESC	MEASURE	7/30/2019	JD
MODEL	1		RESIDENTIAL	LIST	7/30/2019	JD
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	9/14/2020	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	A	LLU	N	LOWER LEVEL UNF	242		58.32	14,114
EXT COVER	1	WD SHINGLES	1.00	+	LLF	L	LOWER LEVEL FIN	740	1961	138.57	102,539
ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATT GARAGE	264		53.94	14,239
ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,056	1961	200.89	212,142
FLOOR COVER	1	HARDWOOD	1.00	+	WDK	N	WOOD DECK	236		38.40	9,062
INT FINISH	2	DRYWALL	1.00	F11	O	O	FPL 1S 1OP	1		7,281.00	7,281
HEATING/COOLING	1	FORCED AIR	1.00								
FUEL SOURCE	2	GAS	1.00								



YEAR BLT	1961	SIZE ADJ	1.000
NET AREA	1,796	DETAIL ADJ	1.000
\$NLA(RCN)	\$202	OVERALL	1.000

BLDG COMMENTS	MLS
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YEAR BLT	1961	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	363,377
NET AREA	1,796	DETAIL ADJ	1.000	FOUNDATION	4	CONT BSMT WALL	1.00	A	LLU	N	LOWER LEVEL UNF	242		58.32	14,114	CONDITION ELEM	CD
\$NLA(RCN)	\$202	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	LLF	L	LOWER LEVEL FIN	740	1961	138.57	102,539	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATT GARAGE	264		53.94	14,239	INTERIOR	G
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,056	1961	200.89	212,142	KITCHEN	G
				FLOOR COVER	1	HARDWOOD	1.00	+	WDK	N	WOOD DECK	236		38.40	9,062	BATHS	G
				INT FINISH	2	DRYWALL	1.00	F11	O	O	FPL 1S 1OP	1		7,281.00	7,281	BATHS	G
				HEATING/COOLING	1	FORCED AIR	1.00									HEAT	U
				FUEL SOURCE	2	GAS	1.00									ELECT	A
																EFF.YR/AGE	1984 / 38
																COND	26 26 %
																FUNC	0
																ECON	0
																DEPR	26 % GD 74
																RCNLD	\$268,900