

Key: 904

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 837

LEG  
AL  
LAND

CURRENT OWNER				PARCEL ID				LOCATION				
PARKINS CRAIG W & KELSEY 38 COMMON ST SCITUATE, MA 02066				49-3-9-0				38 COMMON ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
PARKINS CRAIG W & KELSEY				07/29/2021	QS	800,000	55388-166					
TELAGE MATTHEW J &				07/28/2017	QS	599,000	48722-175					
HORNE WILLIAM GEORGE				10/09/2013	F	1	43700-178					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,559	SC 1.00	100	1.00	396,000	1.61	100	1.00	R03	0.90	344,520

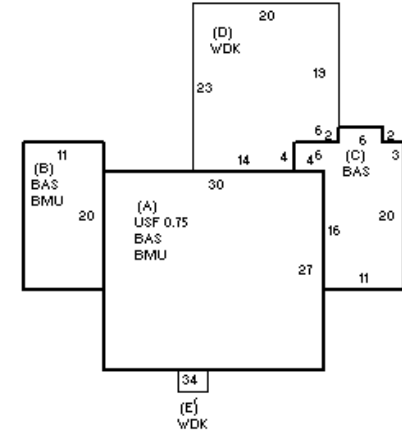
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
05-538	08/24/2005	7	OTHERS		08/30/2021	JD	100	100
		7	OTHERS		07/05/2018	JD	100	100
		3	ALTERATIONS	26,000	08/08/2007	SJ	100	100
		6	CYCL GROWTH		02/23/2004	PJB	100	100

LAND

TOTAL	23,559 SF	ZONING	FRNT	95	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	344,500	330,600
Inf1	FACTOR 100		BUILDING	452,700	402,700		
Inf2	PHY 100		DETACHED	1,100	1,000		
			OTHER	0	0		
			<b>TOTAL</b>	<b>798,300</b>	<b>734,300</b>		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		108	14.37	1,100
PHOTO 07/21/2022							



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	7/21/2022	JD
MODEL	1		RESIDENTIAL	LIST	7/21/2022	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	8/30/2021	JD
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS		
MLS		

BUILDING

YEAR BLT	1935	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	552,104		
NET AREA	1,886	DETAIL ADJ	1.133	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,030		51.45	52,994	CONDITION ELEM	CD		
\$NLA(RCN)	\$293	OVERALL	1.000	EXT COVER	4	VINYL	1.00	A	USF	L	UPPER STORY FIN	608	1935	231.03	140,467	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,278	1935	254.05	324,676	INTERIOR	G		
				ROOF COVER	2	WOOD SHINGLES	1.01	+	WDK	N	WOOD DECK	448		42.24	18,923	KITCHEN	V		
				FLOOR COVER	1	HARDWOOD	1.00	F21	O	FPL 2S 1OP	1		9,062.90	9,063	BATHS	G			
				INT FINISH	1	PLASTER	1.00								HEAT	U			
				HEATING/COOLING	2	HOT WATER	1.02								ELECT	U			
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	2004 / 18
																		COND	17 17 %
																		FUNC	0
																		ECON	0
																		DEPR	18 % GD 82
																		RCNLD	\$452,700