

Key: 985

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 938

LEGAL

LAND

DETAILED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
LEGGE BRYAN C & MELANIE M 17 COMMON ST SCITUATE, MA 02066				49-1-8-0				17 COMMON ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
LEGGE BRYAN C & MELANIE M				12/03/2021	QS	1,700,000	56115-267				
DURKIN JOHN T & SHELANNE				11/30/2017	QS	1,100,000	49247-133				
MARATHAS PETER & MARY				10/04/2004	O	1,115,000	29198-36				

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 %
11-074		7	OTHERS		07/21/2022	JD	100 100
10-017	02/23/2011	7	OTHERS		09/21/2021	JD	100 100
00-578	01/26/2010	3	ALTERATIONS	10,900	08/03/2011	SJ	100 100
	11/30/2000	3	ALTERATIONS	18,000	09/07/2010	SJ	100 100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	SC	1.00	100	1.00	100	1.00	R03	0.90		363,640
300	A	0.132	SC	1.00	100	1.00	100	1.00	R03	0.90		2,350

TOTAL	1.050 Acres		ZONING	FRNT	219		ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE		N O T E			LAND	366,000	351,300	
Inf1	FACTOR 100			BUILDING	1,501,500	1,262,500			
Inf2	PHY 100			DETACHED	67,700	62,800			
				OTHER	0	0			
				TOTAL	1,935,200	1,676,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 SHED12 X 10		120	13.93	1,200
SHF	A	1.00	30 0.70 SHED 22 X 18	1995	396	11.07	3,100
IPG	V	1.50	20 0.80 34 X 18	1992	612	53.66	26,300
S/V	V	1.50	10 0.90 CABANA 24 X	1992	25,000	1.65	37,100



BLDG COMMENTS
MLS

BUILDING	CD	ADJ	DESC	MEASURE	7/21/2022	JD
MODEL	1		RESIDENTIAL	LIST	7/21/2022	EST
STYLE	19	1.15	ANTIQUE [100%]	REVIEW	3/10/2011	KT
QUALITY	E	1.80	EXCELLENT [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1783	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,787,553															
NET AREA	4,057	DETAIL ADJ	1.196	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	1,151		81.69	94,027																	
\$NLA(RCN)	\$441	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	1,926	1783	354.50	682,771																	
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	2,131	1783	389.82	830,713																	
				ROOF COVER	1	ASPH SHINGLES	1.00	F	AGR	N	ATT GARAGE	528		78.35	41,368																	
				FLOOR COVER	24	COMB	1.00	F	USU	N	UPPER STORY UNF	396		156.26	61,880																	
				INT FINISH	1	PLASTER	1.00	F24	O	FPL 2S 4OP	1		33,453.00	33,453																		
				HEATING/COOLING	11	HW/COOL AIR	1.04	FPL	O	FIREPLACE	1		14,063.40	14,063																		
				FUEL SOURCE	1	OIL	1.00	GEN	O	GENERATOR	1		0.00																			
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