

Key: 10901

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.422

LEGAL

LAND

DETACHED

BUILDING

INDING

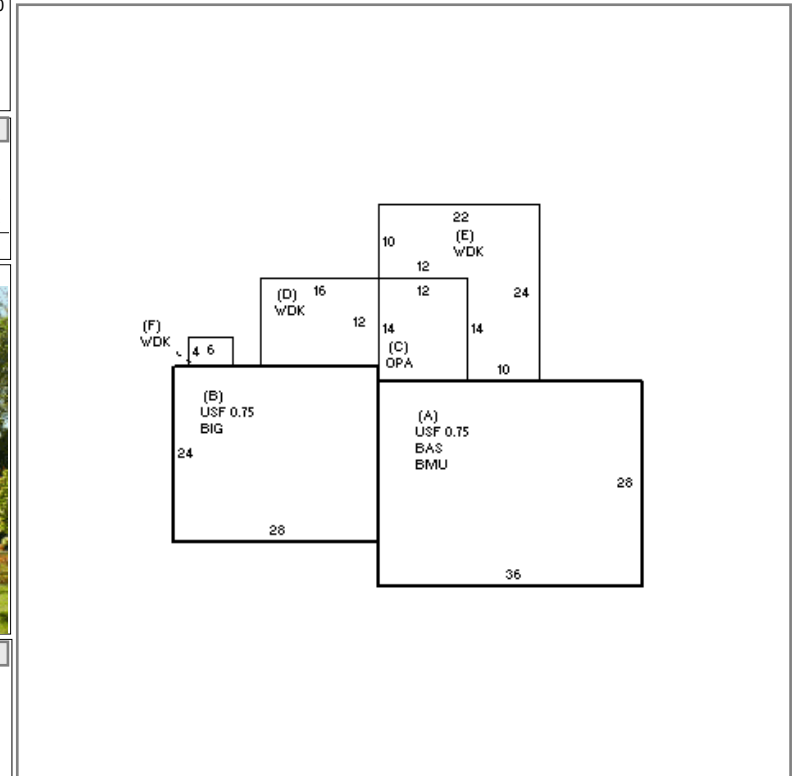
CURRENT OWNER				PARCEL ID				LOCATION			
COLLARI ROBERT J & JACQUELINE P 48 GANNETT PASTURE LANE NO SCITUATE, MA 02066				12-2-23-A				48 GANNETT PASTURE LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
COLLARI ROBERT J				06/27/1994	QS		12976-277				
COLLARI ROBERT J & JACQUE				12/17/1993	QS	78,995	(C00085682)				

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	%
01-278	06/01/2001	3	ALTERATIONS				100	100
93-262	05/13/1993	1	NEW CONST				100	100
		7	OTHERS				100	100
		6	CYCL GROWTH				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	NS 1.00	100	1.00	374,000	1.00	100	1.00	R03	0.85	343,430
300	A	3,612	NS 1.00	100	1.00	10,098	1.00	60	0.60	R03	0.85	36,470

TOTAL	4.530 Acres	ZONING	FRNT 203	ASSESSED	379,900	CURRENT	513,600	PREVIOUS	367,600
Ngh	NO. SCITUATE	N O T E	INFL3=CELL TOWER	LAND	379,900		367,600		
Inf1	FACTOR 100			BUILDING	513,600		456,700		
Inf2	PHY 100			DETACHED	0		0		
				OTHER	0		0		
				TOTAL	893,500		824,300		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	8/31/2009	PL
MODEL	1		RESIDENTIAL	LIST	8/31/2009	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	3/1/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1994	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	650,087
NET AREA	2,268	DETAIL ADJ	1.122	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,008		51.73	52,142	CONDITION ELEM	CD
\$NLA(RCN)	\$287	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BAS	L	BASE AREA	1,008	1994	243.26	245,204	EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,260	1994	221.22	278,733	INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00	B	BIG	N	BUILT-IN GARAGE	672		50.95	34,235	KITCHEN	
				FLOOR COVER	13	COMB	1.00	C	OPA	N	OPEN PORCH	168		56.65	9,517	BATHS	
				INT FINISH	2	DRYWALL	1.00	+	WDK	N	WOOD DECK	576		42.24	24,330	HEAT	
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	
				FUEL SOURCE	99	N/A	1.00										
																EFF.YR/AGE	2000 / 22
																COND	20 20 %
																FUNC	0
																ECON	0
																DEPR	21 % GD 79
																RCNLD	\$513,600