

Key: 1123

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.072

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
GAVIS ANN P & DANIEL P 28 PIN OAK DRIVE SCITUATE, MA 02066				48-2-51-P				28 PIN OAK DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GAVIS ANN P & DANIEL P				12/16/1991	QS	199,000	(82326)				
GREENE PAUL D				11/25/1987	XX		(C00076316)				
GREENE PAUL D				11/25/1987	XX		76316-0				

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	%
02-284.1	12/09/2002	2	ADDITIONS		01/21/2004	PJB	100	100
02-284	06/03/2002	3	ALTERATIONS				100	100
02-284	06/03/2002	3	ALTERATIONS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	24,700	SC 1.00	100	1.00	100	1.00	396,000	1.54	100	1.00	R04 0.90	345,930

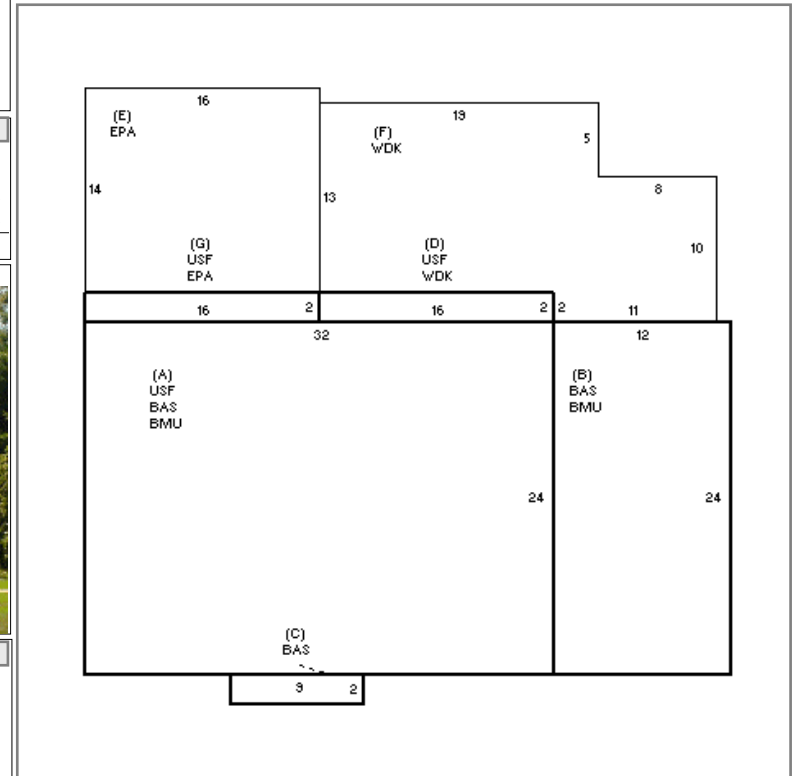
TOTAL	24,700 SF	ZONING	FRNT	113	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	NOTE			LAND	345,900	332,000
Inf1	FACTOR 100		BUILDING	362,500	339,600		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
TOTAL						708,400	671,600

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
PHOTO 09/29/2003
FY12 FR-G TO AVE



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/1/2010	SJ
MODEL	1		RESIDENTIAL	LIST	4/1/2010	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/11/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

INSTALL

YEAR BLT	1971	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	483,280													
NET AREA	1,906	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,056		46.44	49,037															
\$NLA(RCN)	\$254	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	832	1971	188.69	156,990															
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,074	1971	207.49	222,845															
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	365		38.40	14,016															
				FLOOR COVER	99	N/A	1.00	+	EPA	N	ENCLOSED PORCH	256		90.20	23,091															
				INT FINISH	99	N/A	1.00		BMG	O	BSMT GARAGE	2		2,491.00	4,982															
				HEATING/COOLING	2	HOT WATER	1.02		F21	O	FPL 2S 1OP	1		8,239.00	8,239															
				FUEL SOURCE	99	N/A	1.00																							
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