

Key: 11719

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.843

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
TAYLOR RICHARD W & FRANCISQUINI, ANGELO				52-2-16-K				6 NORTHEY FARM RD				
6 NORTHEY FARM RD SCITUATE, MA 02066				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				TAYLOR RICHARD W & TEDESCHI JOHN				06/21/2006	QS	1,100,000	32900-157	
								11/09/2001	P	500,000	20876-20	

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	%
05-128	03/30/2005	1	NEW CONST	335,000	08/16/2006	SJ	10	100
		1	NEW CONST		08/01/2005	SJ	100	100

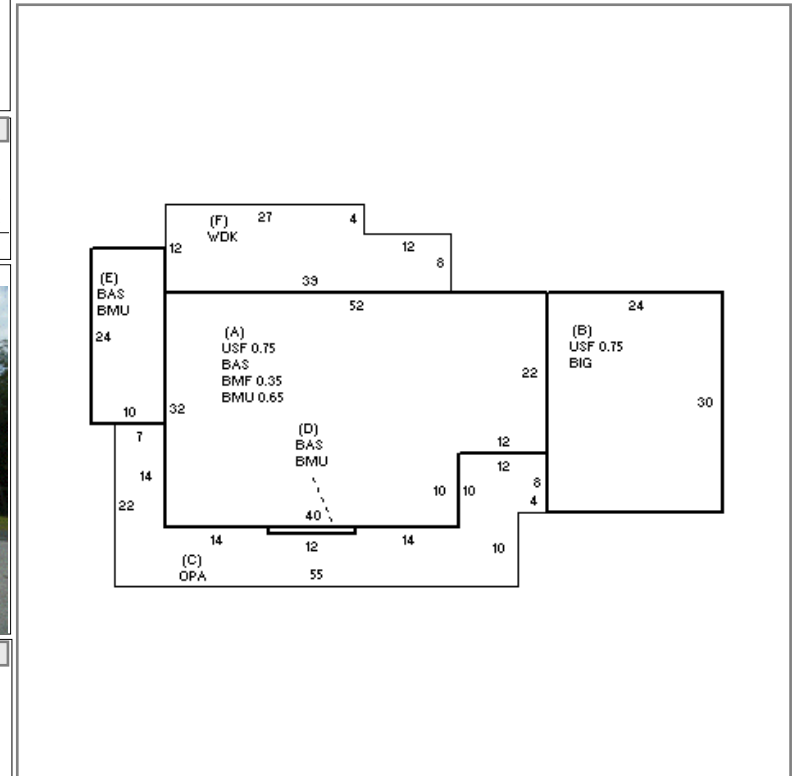
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	32,666	WS 1.00	100	1.00	100	1.00	616,000	1.20	100	1.00	R06 1.40	552,760

TOTAL	32,666 SF	ZONING	FRNT	190	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE			LAND	552,800	430,700
Inf1	FACTOR 100		BUILDING	1,048,000	875,800		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	1,600,800	1,306,500

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/5/2015	SJ
MODEL	1		RESIDENTIAL	LIST	5/5/2015	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	2/28/2011	ER
QUALITY	V	1.40	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	2006	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,247,631
NET AREA	3,494	DETAIL ADJ	1.144	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,256		57.64	72,400		
\$NLA(RCN)	\$357	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BMF	N	BSMT FINISH-SEP	540		80.92	43,697		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,796	2006	297.44	534,204		
				ROOF COVER	2	WOOD SHINGLES	1.01	+	USF	L	UPPER STORY FIN	1,698	2006	270.49	459,292		
				FLOOR COVER	13	COMB	1.00	B	BIG	N	BUILT-IN GARAGE	720		65.26	46,990		
				INT FINISH	2	DRYWALL	1.00	C	OPA	N	OPEN PORCH	638		72.10	46,000		
				HEATING/COOLING	9	WARM/COOL AIR	1.03	F	WDK	N	WOOD DECK	420		53.76	22,579		
				FUEL SOURCE	99	N/A	1.00	FPL	O		FIREPLACE	1		10,938.20	10,938		
																TOTAL RCN	1,247,631
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	
																BATHS	
																HEAT	
																ELECT	
																EFF.YR/AGE	2006 / 16
																COND	16 16 %
																FUNC	0
																ECON	0
																DEPR	16 % GD 84
																RCNLD	\$1,048,000