

Key: 125

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 109

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CURRENT OWNER				PARCEL ID				LOCATION			
SHEPHERD KRISTEN 233 OLD OAKEN BUCKET RD SCITUATE, MA 02066				42-2-7-0				233 OLD OAKEN BUCKET RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SHEPHERD KRISTEN				12/20/2022	F	1	57528-344				
SHEPHERD JOSHUA & KRISTEN				09/20/2022	F	1	57251-24				
SHEPHERD JOSHUA B				04/08/2011	QS	688,000	39829-10				

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 %
17-118	03/13/2017	3	ALTERATIONS	47,781	08/02/2017	SJ	100 100
		6	CYCL GROWTH		04/26/2011		100 100
		7	OTHERS		07/25/2007		100 100
06-340	06/09/2006	3	ALTERATIONS	32,470	07/25/2007	SJ	100 100
06-340	06/09/2006	3	ALTERATIONS	32,740	07/15/2008	SJ	100 100

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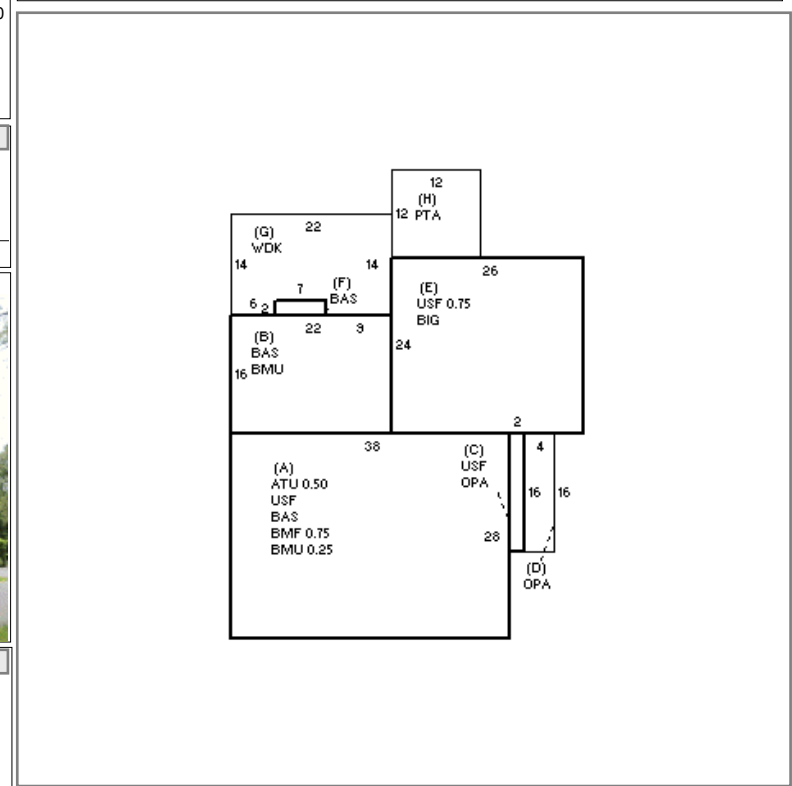
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	374,000	1.00	100	1.00	R03	0.85	343,430
300	A	0.182	WS 1.00	100	1.00	16,830	1.00	100	1.00	R03	0.85	3,060

TOTAL	1.100 Acres	ZONING	FRNT	139	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	N O T E			LAND	346,500	315,200
Inf1	FACTOR 100		BUILDING	854,900	744,200		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	1,201,400	1,059,400

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
OTHER FIX=SINK & SHOWER
FY12 QUALITY CHANGE FROM EXC TO GD PER
FIELD REVIEW.



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BUILDING	CD	ADJ	DESC	MEASURE	10/5/2015	SJ	OTHER FIX=SINK & SHOWER FY12 QUALITY CHANGE FROM EXC TO GD PER FIELD REVIEW.
MODEL	1		RESIDENTIAL	LIST	10/5/2015	EST	
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/4/2011	KT	
QUALITY	V	1.40	VERY GOOD [100%]				
FRAME	1	1.00	WOOD FRAME [100%]				

YEAR BLT	2003	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,005,795
NET AREA	2,994	DETAIL ADJ	1.040	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	618		60.47	37,372	CONDITION ELEM	CD
\$NLA(RCN)	\$336	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	BMF	N	BSMT FINISH-SEP	798		84.89	67,743	EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,564	2003	250.65	392,010	INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00	A	ATU	N	ATTIC UNF	532		51.80	27,558	KITCHEN	
				FLOOR COVER	99	N/A	1.00	+	OPA	N	OPEN PORCH	96		72.10	6,922	BATHS	V
				INT FINISH	99	N/A	1.00	E	BIG	N	BUILT-IN GARAGE	624		61.00	38,063	HEAT	
				HEATING/COOLING	11	HW/COOL AIR	1.04	+	BAS	L	BASE AREA	1,430	2003	275.62	394,135	ELECT	
				FUEL SOURCE	99	N/A	1.00	G	WDK	N	WOOD DECK	294		53.76	15,806		
								H	PTA	N	PATIO	144		20.86	3,004		
									F21	O	FPL 2S 1OP	1		11,534.60	11,535		

CAPACITY	UNITS	ADJ
STORIES	2.5	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	10	\$11,648
# UNITS	1	1.00

EFF.YR/AGE	2007 / 15
COND	15 15%
FUNC	0
ECON	0
DEPR	15 % GD 85
RCNLD	\$854,900