

Key: 1451

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.398

LEG  
A  
L

CURRENT OWNER				PARCEL ID				LOCATION			
CULLINANE ENID M 231 GANNETT ROAD NORTH SCITUATE, MA 02066				13-1-13-C				231 GANNETT RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CULLINANE ENID M				08/10/1989	QS		9292-296				
ROSEMERE ROBERT JR & ENID				01/01/1976	QS		4050-253				
BOOTH THOMAS C JR & DOROT				01/01/1973	XX		3814-620				

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	%
89-373	07/01/1989	3	ALTERATIONS				100	100

L  
A  
N  
D

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	30,500	NS 1.00	100	1.00	374,000	1.27	100	1.00	R02	0.85	333,250

TOTAL	30,492 SF	ZONING		FRNT	119	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE				LAND	333,300	320,800
Infl1	FACTOR 100		BUILDING	292,000	263,400			
Infl2	PHY 100		DETACHED	0	0			
			OTHER	0	0			
<b>TOTAL</b>						<b>625,300</b>	<b>584,200</b>	

(B) 12  
OPA  
8

D  
E  
T  
A  
C  
H  
E  
D

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS	FY12 FR- GOOD TO AVG
---------------	----------------------

B  
U  
I  
L  
D  
I  
N  
G

BUILDING	CD	ADJ	DESC	MEASURE	8/13/2010	PL
MODEL	1		RESIDENTIAL	LIST		
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	3/18/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1974	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	389,287		
NET AREA	1,856	DETAIL ADJ	1.010	FOUNDATION	4	CONT BSMT WALL	1.00	A	BIG	N	BUILT-IN GARAGE	572		43.16	24,688	CONDITION ELEM	CD		
\$NLA(RCN)	\$210	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	1,248	1974	205.03	255,878	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	96		51.50	4,944	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00	C	LLU	N	LOWER LEVEL UNF	68		59.53	4,048	KITCHEN			
				FLOOR COVER	99	N/A	1.00	C	LLF	L	LOWER LEVEL FIN	608	1974	141.42	85,984	BATHS			
				INT FINISH	99	N/A	1.00		F11	O	FPL 1S 1OP	1		7,281.00	7,281	HEAT			
				HEATING/COOLING	15	ELECT BB/AC	1.01									ELECT			
				FUEL SOURCE	3	ELECTRIC	1.00												
																		EFF.YR/AGE	1990 / 32
																		COND	25 25 %
																		FUNC	0
																		ECON	0
																		DEPR	25 % GD 75
																		RCNLD	\$292,000