

Key: 1497

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.443

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
BYRNE THOMAS & KATHLEEN 265 GANNETT RD SCITUATE, MA 02066				13-1-16-A				265 GANNETT RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BYRNE THOMAS & KATHLEEN				09/28/2007	H	327,400	35132-188				
BARRY DAVID F & LORNA A				01/29/1998	QS	1	15842-78				
BARRY DAVID F & LORNA A				01/01/1974	XX		3929-500				

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 %

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,412	NS 1.00	100	1.00	374,000	2.71	100	1.00	R02 0.85		312,300

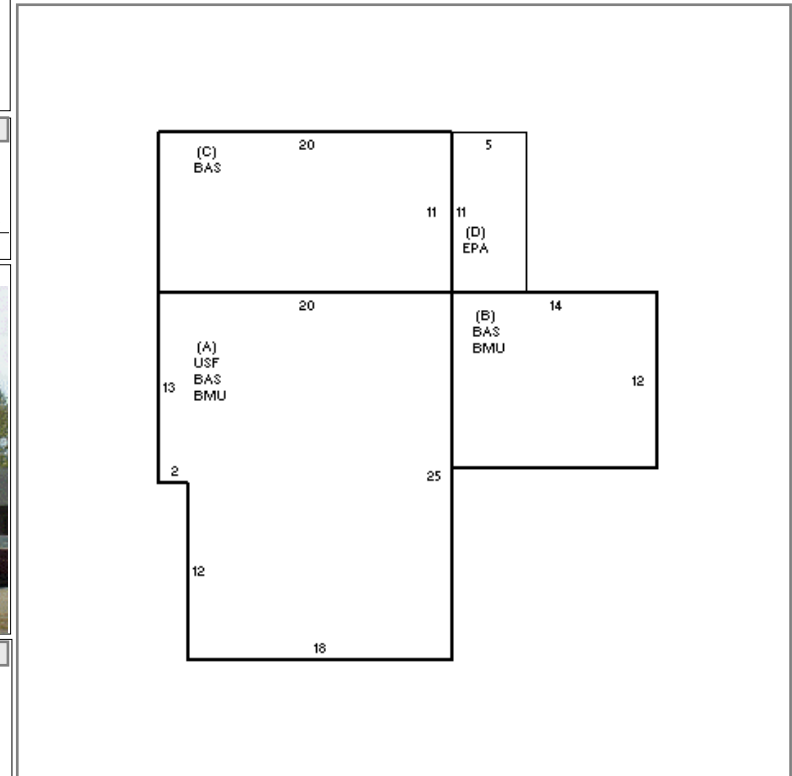
TOTAL	13,416 SF	ZONING		FRNT	99	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE				LAND	312,300	300,600
Inf1	FACTOR 100		BUILDING	142,200	133,600			
Inf2	PHY 100		DETACHED	18,000	17,200			
			OTHER	0	0			
						TOTAL	472,500	451,400

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	-	0.90 30 0.70	GARAGE	1974	672	38.36	18,000



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	8/16/2010	PL
MODEL	1		RESIDENTIAL	LIST		
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/18/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1920	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	395,008		
NET AREA	1,340	DETAIL ADJ	1.224	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	644		54.60	35,165	CONDITION ELEM	CD		
\$NLA(RCN)	\$295	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	476	1920	244.73	116,492	EXTERIOR			
				ROOF SHAPE	2	HIP	1.00	+	BAS	L	BASE AREA	864	1920	269.11	232,515	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00	D	EPA	N	ENCLOSED PORCH	55		90.20	4,961	KITCHEN			
				FLOOR COVER	99	N/A	1.00									BATHS			
				INT FINISH	99	N/A	1.00									HEAT			
				HEATING/COOLING	2	HOT WATER	1.02									ELECT			
				FUEL SOURCE	99	N/A	1.00									EFF.YR/AGE	1952 / 70		
																	COND	64	64 %
																	FUNC	0	
																	ECON	0	
																	DEPR	64	% GD 36
																	RCNLD		\$142,200