

Key: 1524

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.471

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
WALTERS ROBERT L & S/O BLOOD MARYANN 296 GANNETT RD SCITUATE, MA 02066				13-2-49-0				296 GANNETT RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BLOOD MARYANN				06/12/2023	F	1	57995-58				
WALTERS ROBERT L &				04/30/1997	QS	155,000	15137-139				
TALBOT JOHN III & NAPPA L				11/30/1988	QS	136,000	8856-167				

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	%
90-27	01/01/1990	3	ALTERATIONS				100	100

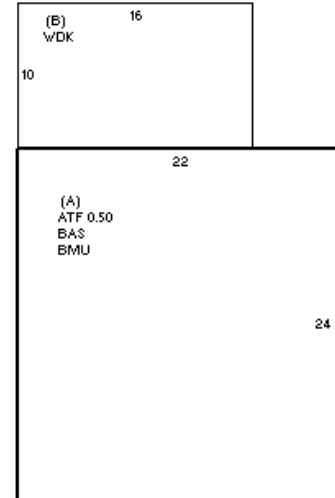
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	8,716	NS 1.00	100	1.00	374,000	4.07	100	1.00	R02	0.85	304,800

TOTAL	8,712 SF	ZONING	NO. SCITUATE	FRNT	73	ASSESSED	304,800	CURRENT	293,400	PREVIOUS	293,400
Ngh	NO. SCITUATE	NOTE				LAND	92,400		86,700		
Infl1	FACTOR 100					BUILDING	5,300		5,100		
Infl2	PHY 100					OTHER	0		0		
						<b>TOTAL</b>	<b>402,500</b>		<b>385,200</b>		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	-	0.90 50 0.50	GARAGE		216	49.28	5,300



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/22/2010	SR
MODEL	1		RESIDENTIAL	LIST	9/22/2010	
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/21/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1920	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	256,572
NET AREA	792	DETAIL ADJ	1.200	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	528		59.19	31,254	CONDITION ELEM	CD
\$NLA(RCN)	\$324	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	528	1920	309.62	163,481	EXTERIOR	
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	A	ATF	L	ATTIC FINISH	264	1920	200.05	52,813	INTERIOR	
STORIES	1.5	1.00		ROOF COVER	1	ASPH SHINGLES	1.00	B	WDK	N	WOOD DECK	160		38.40	6,144	KITCHEN	
ROOMS	6	1.00		FLOOR COVER	99	N/A	1.00									BATHS	
BEDROOMS	2	1.00		INT FINISH	99	N/A	1.00									HEAT	
BATHROOMS	1	1.00		HEATING/COOLING	1	FORCED AIR	1.00									ELECT	
# 1/2 BATHS	0	1.00		FUEL SOURCE	99	N/A	1.00										
TOT FIXTURES	3	\$2,880															
# UNITS	1	1.00															
																EFF.YR/AGE	1952 / 70
																COND	64 64 %
																FUNC	0
																ECON	0
																DEPR	64 % GD 36
																RCNLD	\$92,400