Key: 1686

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1,628

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HILL JOANNE C 207 BOOTH HILL RD SCITUATE, MA 02066	24-1-7-A	207 BOOTH HILL RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HILL JOANNE C	09/09/2014	QS	593,600	44722-119
ZAMPINE JOHN A JR, TRUSTE	01/16/2003	A	10	23964-124
ZAMPINE JOHN A JR & ROSEM	01/01/1967	F		3340-567

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

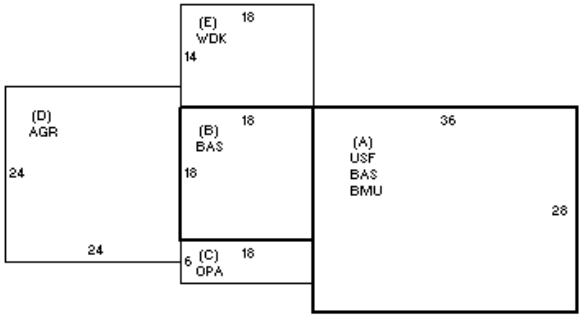
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		7	OTHERS		04/27/2015	SJ	100	100

LAND

CD	T	AC/SF/UN	Ngh		Infl1		Infl2		ADJ BASE	SAF	Infl3		Lpi		VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS	1.00	100	1.00	100	1.00	374,000	1.00	100	1.00	R07	0.85			343,430
300	A	1.682	WS	1.00	100	1.00	100	1.00	16,830	1.00	100	1.00	R07	0.85			28,310

TOTAL	2.600 Acres	ZONING		FRNT	161
Ngh	W. SCITUATE	NOTE	THE BOOTH HILL ROAD ESTATE TRUST. . . .		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	371,700	339,400
BUILDING	474,000	444,700
DETACHED	0	0
OTHER	0	0
TOTAL	**845,700**	**784,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 09/11/2003

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.00	COLONIAL [100%]
QUALITY	+	1.10	AVG +/GOOD - [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	4/27/2015	SJ
LIST		
REVIEW	3/21/2011	KT

BLDG COMMENTS

FY12 QUALITY CHANGE FROM GD TO AVG+ PER FIELD REVIEW.

YEAR BLT	1966	SIZE ADJ	1.000
NET AREA	2,340	DETAIL ADJ	1.040
$NLA(RCN)	$267	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
BATHROOMS	1	1.00
# 1/2 BATHS	2	1.00
TOT FIXTURES	7	$6,406
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	3	GAMBREL	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	11	HW/COOL AIR	1.04
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,008		51.73	52,142
A	USF	L	UPPER STORY FIN	1,008	1966	203.95	205,586
+	BAS	L	BASE AREA	1,332	1966	224.27	298,734
C	OPA	N	OPEN PORCH	108		56.65	6,118
D	AGR	N	ATT GARAGE	576		46.91	27,019
E	WDK	N	WOOD DECK	252		42.24	10,645
	F11	O	FPL 1S 1OP	1		8,009.10	8,009
	F21	O	FPL 2S 1OP	1		9,062.90	9,063

TOTAL RCN	623,722
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1993 / 29
COND	24 24 %
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	$474,000