

Key: 1953

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.876

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
CONSTANTINE MICHAEL J & ALLYSON A 60 VERNON RD SCITUATE, MA 02066				30-2-14-H				60 VERNON RD				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				CONSTANTINE MICHAEL J & 60 VERNON RD LP MA LIMITE				12/31/2008	V	815,000	36653-238	
				FOUGERE ROBERT H & DEBRA				03/01/2007	L	535,000	34185-97	
								01/06/1995	G		1 13362-165	

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	%
93-109	03/01/1993	5	SPLIT/SUB/LA		05/11/2009		100	100
		1	NEW CONST				100	100

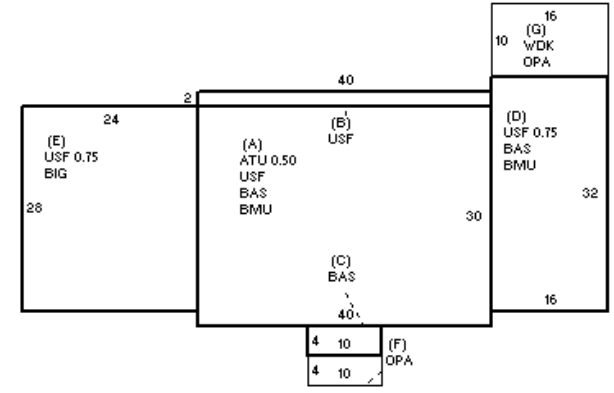
LAND

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	440,000	1.00	100	1.00	R04	1.00	404,040
300	A	1,582	WS 1.00	100	1.00	19,800	1.00	100	1.00	R04	1.00	31,320

TOTAL	2.500 Acres	ZONING	FRNT	271	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	N . IN M35...NEW PLAN... SEE MAP FY12 - REMOVED O INFL3 (FY12) T E			LAND	435,400	397,400
Infl1	FACTOR 100		BUILDING	819,700	760,400		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL		1,255,100	1,157,800	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/17/2009	PL
MODEL	1		RESIDENTIAL	LIST		
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/24/2011	KT
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
FY12 QUALITY CHANGE FROM VG TO GD PER FIELD REVIEW.

LOADING

YEAR BLT	1995	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,037,622
NET AREA	3,920	DETAIL ADJ	1.040	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,712		49.86	85,366		
\$NLA(RCN)	\$265	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	ATU	N	ATTIC UNF	600		44.40	26,640		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	2,168	1995	208.14	451,248		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,752	1995	228.88	400,994		
				FLOOR COVER	99	N/A	1.00	E	BIG	N	BUILT-IN GARAGE	672		51.51	34,618		
				INT FINISH	99	N/A	1.00	+	OPA	N	OPEN PORCH	200		61.80	12,360		
				HEATING/COOLING	11	HW/COOL AIR	1.04	G	WDK	N	WOOD DECK	160		46.08	7,373		
				FUEL SOURCE	99	N/A	1.00		F31	O	FPL 3S 1OP	1		11,036.40	11,036		
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	
																BATHS	
																HEAT	
																ELECT	
																EFF.YR/AGE	2000 / 22
																COND	20 20 %
																FUNC	0
																ECON	0
																DEPR	21 % GD 79
																RCNLD	\$819,700