

Key: 1954

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.877

LEGAL

LAND

CURRENT OWNER				PARCEL ID				LOCATION			
ROSEN SUSAN DENISE 58 VERNON RD SCITUATE, MA 02066				30-2-14-E				58 VERNON RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ROSEN SUSAN DENISE				05/13/2022	H	100	56803-12				
ROSEN JOHN G & SUSAN D				08/17/2007	QS	625,000	34969-171				
RIORDAN MARY JANE & TIMOT				10/26/2006	F	1	33568-267				

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	%
91-51	06/01/2022	7	OTHERS		01/11/2023	JD	100	100
	03/01/1991	3	ALTERATIONS				100	100
		2	ADDITIONS				100	100
		7	OTHERS				100	100

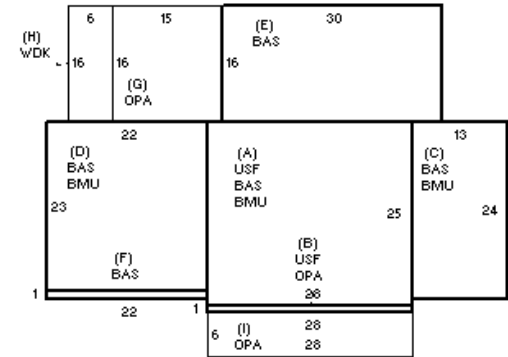
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	440,000	1.00	100	1.00	R04	1.00	404,040
300	A	0.098	WS 1.00	100	1.00	19,800	1.00	100	1.00	R04	1.00	1,940

TOTAL	1.016 Acres		ZONING	FRNT	139	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE		NOTE REMOVED INFL3 (FY12)			LAND	406,000	369,200
Infl1	FACTOR 100			BUILDING	488,900	446,300		
Infl2	PHY 100			DETACHED	0	0		
				OTHER	0	0		
					TOTAL	894,900	815,500	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
OTHER FIX=SINK



DETACHED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/11/2023	JD
MODEL	1		RESIDENTIAL	LIST	1/11/2023	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/24/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1971	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,748	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,518		42.56	64,611
\$NLA(RCN)	\$231	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	728	1971	177.55	129,253
				ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	436		51.50	22,454
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	2,020	1971	195.23	394,374
				FLOOR COVER	24	COMB	1.00	H	WDK	N	WOOD DECK	96		38.40	3,686
				INT FINISH	2	DRYWALL	1.00		BMG	O	BSMT GARAGE	2		2,491.00	4,982
				HEATING/COOLING	2	HOT WATER	1.02		F21	O	FPL 2S 1OP	1		8,239.00	8,239
				FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	634,943
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	1994 / 28
COND	24 24 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$488,900