

Key: 220

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 202

LEGAL

LAND

DETACHED

BUILDING

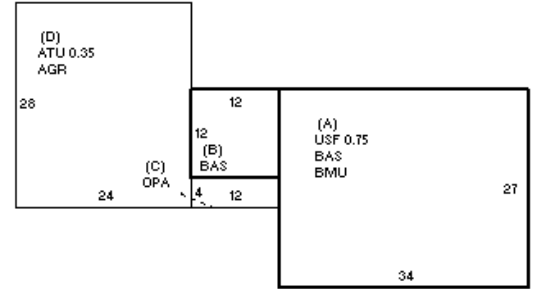
CURRENT OWNER				PARCEL ID				LOCATION			
SCHIPUL ROBERT J & MONICA 11 GANNETT PASTURE LN SCITUATE, MA 02066				12-2-7-0				11 GANNETT PASTURE LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SCHIPUL ROBERT J & MONICA				03/28/2008	A	500,000	(111789)				
SCHIPUL ROBERT F & SANDRA				08/01/2003	QS	375,000	(103819)				
THOMPSON CAROLE				08/27/2002	XX		(C00101910)				

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	%
03-756	12/11/2003	2	ADDITIONS		05/23/2006	SJ	100	100
		2	ADDITIONS		05/11/2005	SJ	100	100
		2	ADDITIONS	14,000	06/29/2004	SJ	100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	25,159	NS	1.00	1.00	374,000	1.51	1.00	1.00	R03	0.85	327,240

TOTAL	25,178 SF	ZONING	FRNT	130	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE			LAND	327,200	315,000
Inf1	FACTOR 100		BUILDING	214,600	199,600		
Inf2	PHY 100		DETACHED	1,300	1,200		
			OTHER	0	0		
					<b>TOTAL</b>	<b>543,100</b>	<b>515,800</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 GREENHOUSE		1,200	1.10	1,300



BUILDING	CD	ADJ	DESC	MEASURE	3/4/2013	SJ
MODEL	1		RESIDENTIAL	LIST	3/4/2013	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	3/4/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1949	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	487,828
NET AREA	1,751	DETAIL ADJ	1.122	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	918		48.37	44,406		
\$NLA(RCN)	\$279	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	689	1949	211.00	145,380		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,062	1949	232.02	246,409		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	OPA	N	OPEN PORCH	48		51.50	2,472		
				FLOOR COVER	99	N/A	1.00	D	AGR	N	ATT GARAGE	672		41.28	27,739		
				INT FINISH	99	N/A	1.00	D	ATU	N	ATTIC UNF	235		37.00	8,695		
				HEATING/COOLING	2	HOT WATER	1.02	F21	O		FPL 2S 1OP	1		8,239.00	8,239		
				FUEL SOURCE	99	N/A	1.00										
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	
																BATHS	
																HEAT	
																ELECT	
																EFF.YR/AGE	1956 / 66
																COND	56 56 %
																FUNC	0
																ECON	0
																DEPR	56 % GD 44
																RCNLD	\$214,600