

Key: 2715

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.618

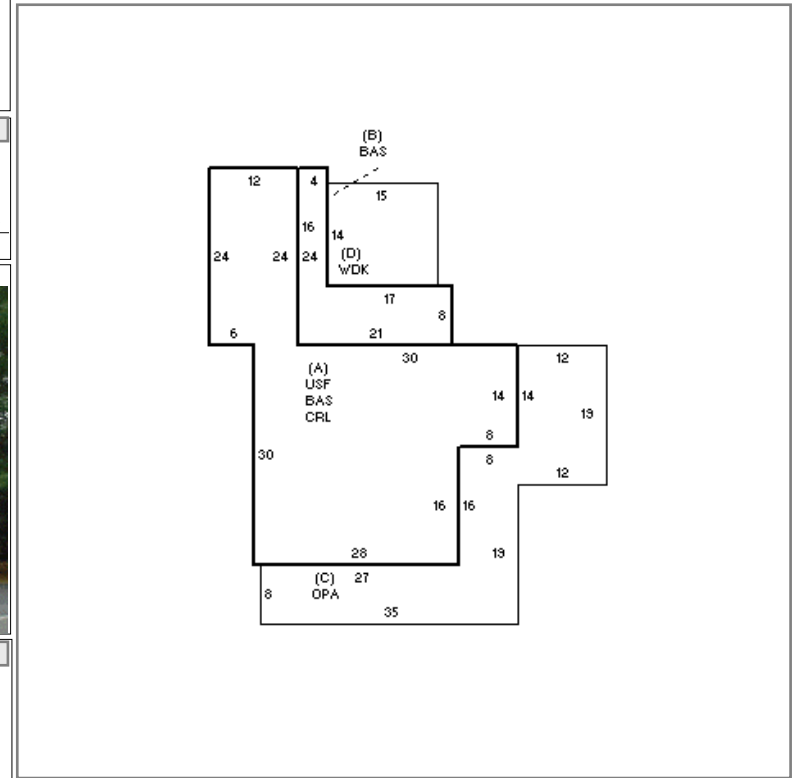
LEG
AL
LAND

CURRENT OWNER				PARCEL ID				LOCATION				
PREUSS ERIC M & AMY V 59 GANNETT RD SCITUATE, MA 02066				14-2-22-0				59 GANNETT RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
PREUSS ERIC M & AMY V				03/11/2013	QS	525,000	42776-300					
LINCOLN MARILYN				06/21/2004	A	1	28482-192					
LINCOLN MARILYN JANICE				08/01/1996	QS	290,000	14555-152					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	20,685	NS	1.00	100	374,000	1.81	100	1.00	R02	0.85	321,920

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	%
11-659	10/25/2011	3	ALTERATIONS	20,466	06/22/2012	SJ	100	100
		2	ADDITIONS	5,000	08/20/2006		100	100
04-139	03/22/2004	3	ALTERATIONS	5,000	07/20/2004	SJ	100	100
04-121	03/09/2004	3	ALTERATIONS	4,500	07/20/2004	SJ	100	100
		3	ALTERATIONS				100	100

TOTAL	20,685 SF	ZONING	FRNT	99	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE IN M7....			LAND	321,900	309,900
Inf1	FACTOR 100		BUILDING	389,900	360,400		
Inf2	PHY 100		DETACHED	15,100	14,200		
			OTHER	0	0		
					TOTAL	726,900	684,500

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	L	0.80	40 0.60 GARAGE	1956	480	37.25	10,700
S/V	A	1.00	SV 1.00 DET. DECK	2006	4,000	1.10	4,400



BUILDING	CD	ADJ	DESC	MEASURE	10/25/2011
MODEL	1		RESIDENTIAL	LIST	
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/30/2011
QUALITY	+	1.10	AVG +/GOOD - [100%]		KT
FRAME	1	1.00	WOOD FRAME [100%]		

BLDG COMMENTS
OTHER FIX=SINK

DETACHED

BUILDING

YEAR BLT	1915	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	749,729		
NET AREA	2,712	DETAIL ADJ	1.224	FOUNDATION	4	CONT BSMT WALL	1.00	A	CRL	N	BSMT CRAWL	1,240		10.94	13,565	CONDITION ELEM	CD		
\$NLA(RCN)	\$276	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	1,240	1915	234.88	291,246	EXTERIOR			
				ROOF SHAPE	2	HIP	1.00	+	BAS	L	BASE AREA	1,472	1915	258.28	380,184	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00	C	OPA	N	OPEN PORCH	636		56.65	36,029	KITCHEN			
				FLOOR COVER	99	N/A	1.00	D	WDK	N	WOOD DECK	210		42.24	8,870	BATHS			
				INT FINISH	99	N/A	1.00		F21	O	FPL 2S 1OP	1		9,062.90	9,063	HEAT			
				HEATING/COOLING	2	HOT WATER	1.02									ELECT			
				FUEL SOURCE	99	N/A	1.00												
CAPACITY		UNITS	ADJ															EFF.YR/AGE	1960 / 62
STORIES	2	1.00																COND	48 48 %
ROOMS	8	1.00																FUNC	0
BEDROOMS	4	1.00																ECON	0
BATHROOMS	3	1.00																DEPR	48 % GD 52
# 1/2 BATHS	0	1.00																RCNLD	\$389,900
TOT FIXTURES	10	\$10,771																	
# UNITS	1	1.00																	