

Key: 2717

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.620

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
BOUCHIE ALBERT F & TR S/O O'CONNELL PETER ROGERS 65 GANNETT RD SCITUATE, MA 02066				14-2-23-A				65 GANNETT RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
O'CONNELL PETER ROGERS				06/21/2023	QS	830,000	58025-49				
BOUCHIE ALBERT F & TR				08/29/2019	F	1	51571-91				
BOUCHIE, BARBARA NOLAN				03/02/2006	QS	380,000	32316-266				

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 %
16-517	09/08/2016	7	OTHERS		08/14/2023	JD	100 100
		3	ALTERATIONS	43,500	06/26/2017	SJ	100 100
		7	OTHERS		09/20/2006		100 100
		7	OTHERS				100 100

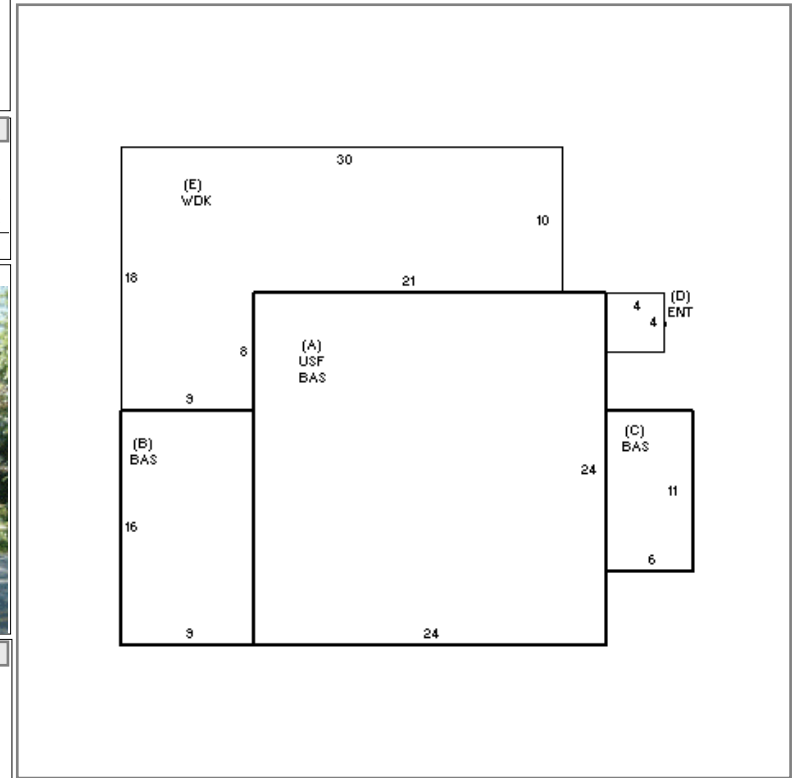
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,433	NS 1.00	100	1.00	374,000	2.71	100	1.00	R02	0.85	312,320

TOTAL	13,433 SF		ZONING	FRNT	65	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE		N O T E	IN M7....		LAND	312,300	300,600
Inf1	FACTOR 100			BUILDING	314,900	225,700		
Inf2	PHY 100			DETACHED	1,100	1,000		
				OTHER	0	0		
				<b>TOTAL</b>	<b>628,300</b>	<b>527,300</b>		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 SHED		1,000	1.10	1,100



BLDG COMMENTS
MLS



BUILDING	CD	ADJ	DESC	MEASURE	8/29/2010	PL
MODEL	1		RESIDENTIAL	LIST		
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	8/14/2023	JD
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1949	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,362	DETAIL ADJ	1.236	FOUNDATION	3	CONT WALL	1.00	+	BAS	L	BASE AREA	786	1949	297.49	233,830
\$NLA(RCN)	\$304	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	576	1949	270.54	155,830
				ROOF SHAPE	1	GABLE	1.00	D	ENT	N	ENCLOSED ENTRY	16		107.46	1,719
				ROOF COVER	1	ASPH SHINGLES	1.00	E	WDK	N	WOOD DECK	372		42.24	15,714
				FLOOR COVER	24	COMB	1.00		ODS	O	OUT DOOR SHOWER	1		1,823.80	1,824
				INT FINISH	1	PLASTER	1.00								
				HEATING/COOLING	9	WARM/COOL AIR	1.03								
				FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	414,356	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	G	
KITCHEN	V	
BATHS	G	
HEAT	U	
ELECT	A	
EFF.YR/AGE	1991 / 31	
COND	25 25%	
FUNC	0	
ECON	0	
DEPR	24 % GD	76
RCNLD	\$314,900	