

Key: 284

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 271

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
GIBSON MICHAEL JOSEPH & ARENSTAM ABIGAIL 142 OLD FORGE RD SCITUATE, MA 02066				42-3-8-0				142 OLD FORGE RD				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				GIBSON MICHAEL JOSEPH & RYAN ROBERT J & MARYANN V HOFFMAN JOHN				05/21/2021	QS	775,000	55019-314	
						08/15/2003	QS	509,000	26204-343			
						01/01/1968	QS		3375-581			

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	%
13-400	07/02/2013	3	ALTERATIONS	13,000	09/24/2014	RJM	100	100
04-151	03/25/2004	2	ADDITIONS	12,000	08/16/2004	SJ	100	100

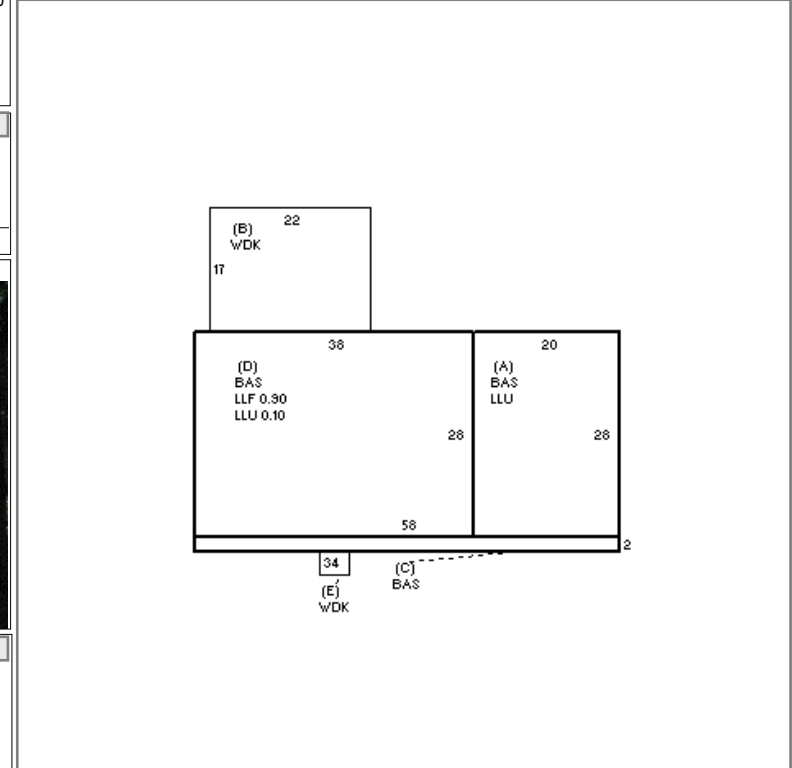
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	40,000	WS 1.00	100	1.00	100	1.00	440,000	1.00	100	1.00	R04 1.00	404,040
300	A	1.423	WS 1.00	100	1.00	100	1.00	11,880	1.00	W60	0.60	R04 1.00	16,910

TOTAL	2.342 Acres	ZONING	FRNT	37	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE	LAND	421,000	383,500		
Inf1	FACTOR 100		BUILDING	391,300	353,200		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	812,300	736,700		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/4/2022	JD
MODEL	1		RESIDENTIAL	LIST	8/4/2022	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	9/26/2014	RJM
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS		
mls		

G

YEAR BLT	1964	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	536,043		
NET AREA	2,698	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	+	LLU	N	LOWER LEVEL UNF	666		55.79	37,154	CONDITION ELEM	CD		
\$NLA(RCN)	\$199	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	WDK	N	WOOD DECK	386		38.40	14,822	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,740	1964	192.15	334,349	INTERIOR	G		
				ROOF COVER	1	ASPH SHINGLES	1.00	D	LLF	L	LOWER LEVEL FIN	958	1964	132.54	126,973	KITCHEN	G		
				FLOOR COVER	24	COMB	1.00		BMG	O	BSMT GARAGE	2		2,491.00	4,982	BATHS	G		
				INT FINISH	1	PLASTER	1.00		F12	O	FPL 1S 2OP	1		10,347.00	10,347	HEAT	A		
				HEATING/COOLING	9	WARM/COOL AIR	1.03									ELECT	A		
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	1980 / 42
																		COND	27 27 %
																		FUNC	0
																		ECON	0
																		DEPR	27 % GD 73
																		RCNLD	\$391,300