

Key: 2850

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.756

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
COOK GEORGE W JR & DOROTHY M 92 MANN HILL ROAD NORTH SCITUATE, MA 02066				22-11-5-0				92 MANN HILL RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
COOK GEORGE W JR & DOROTHY				05/25/1979	QS		4661-462				
GILLIS SCOTT AND MONICA				01/01/1977	XX		4221-333				
STAMM ROSE ELEANOR ET AL				01/01/1976	XX		P0011-8476				

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	%
07-260	05/21/2007	2	ADDITIONS	60,000	09/21/2007	SJ	100	100
07-260	05/21/2007	2	ADDITIONS	60,000	05/28/2008	SJ	100	100
91-888	12/16/1991	1	NEW CONST				100	100
91-858	12/10/1991	4	DEMO				100	100

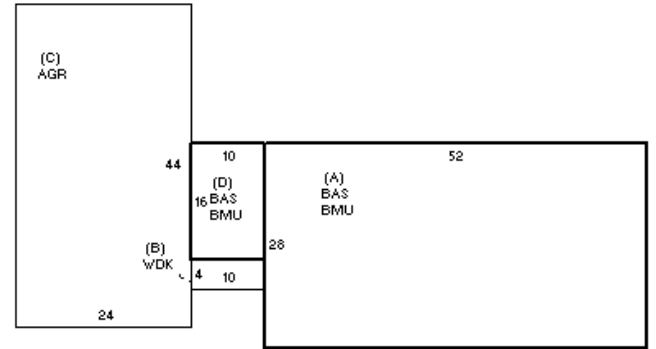
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	NS 1.00	100	1.00	528,000	1.00	100	1.00	R05	1.20	484,850
300	A	0.005	NS 1.00	100	1.00	23,760	1.00	100	1.00	R05	1.20	120

TOTAL	40,222 SF	ZONING	FRNT	232	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE			LAND	485,000	440,900
Inf1	FACTOR 100		BUILDING	328,100	291,800		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			TOTAL	813,100	732,700		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/8/2015	SJ
MODEL	1		RESIDENTIAL	LIST	10/8/2015	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/31/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1992	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	415.360																																
NET AREA	1,616	DETAIL ADJ	0.867	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,616		42.02	67,898																																		
\$NLA(RCN)	\$257	OVERALL	1.000	EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	1,616	1992	182.40	294,755																																		
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	40		38.40	1,536																																		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	AGR	N	ATT GARAGE	1,056		38.28	40,422																																		
				FLOOR COVER	99	N/A	1.00		F11	O	FPL 1S 10P	1		7,281.00	7,281																																		
				INT FINISH	99	N/A	1.00																																										
				HEATING/COOLING	2	HOT WATER	1.02																																										
				FUEL SOURCE	99	N/A	1.00																																										
				<table border="1"> <tr> <th colspan="2">CAPACITY</th> <th>UNITS</th> <th>ADJ</th> </tr> <tr> <td>STORIES</td> <td></td> <td>1</td> <td>1.00</td> </tr> <tr> <td>ROOMS</td> <td></td> <td>6</td> <td>1.00</td> </tr> <tr> <td>BEDROOMS</td> <td></td> <td>3</td> <td>1.00</td> </tr> <tr> <td>BATHROOMS</td> <td></td> <td>1</td> <td>1.00</td> </tr> <tr> <td># 1/2 BATHS</td> <td></td> <td>1</td> <td>1.00</td> </tr> <tr> <td>TOT FIXTURES</td> <td></td> <td>5</td> <td>\$3,468</td> </tr> <tr> <td># UNITS</td> <td></td> <td>1</td> <td>1.00</td> </tr> </table>														CAPACITY		UNITS	ADJ	STORIES		1	1.00	ROOMS		6	1.00	BEDROOMS		3	1.00	BATHROOMS		1	1.00	# 1/2 BATHS		1	1.00	TOT FIXTURES		5	\$3,468	# UNITS		1	1.00
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																EFF.YR/AGE	2000 / 22																																
																COND	20 20 %																																
																FUNC	0																																
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																DEPR	21 % GD 79																																
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