

Key: 290

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 277

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CONLON MICHAEL & SUELLEN C/O KEVIN CONLON 173 CENTRAL STREET NORWELL, MA 02061				42-3-14-0				98 OLD FORGE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CONLON MICHAEL & SUELLEN				01/01/1970	QS		3525-509				
ROWE JOSEPH Z AND JEAN V				01/01/1969	XX		3419-381				
FORGE CORP				01/01/1968	XX		3414-30				

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	%

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	440,000	1.00	100	1.00	R04	1.00	404,040
300	A	0.076	WS 1.00	100	1.00	19,800	1.00	100	1.00	R04	1.00	1,500

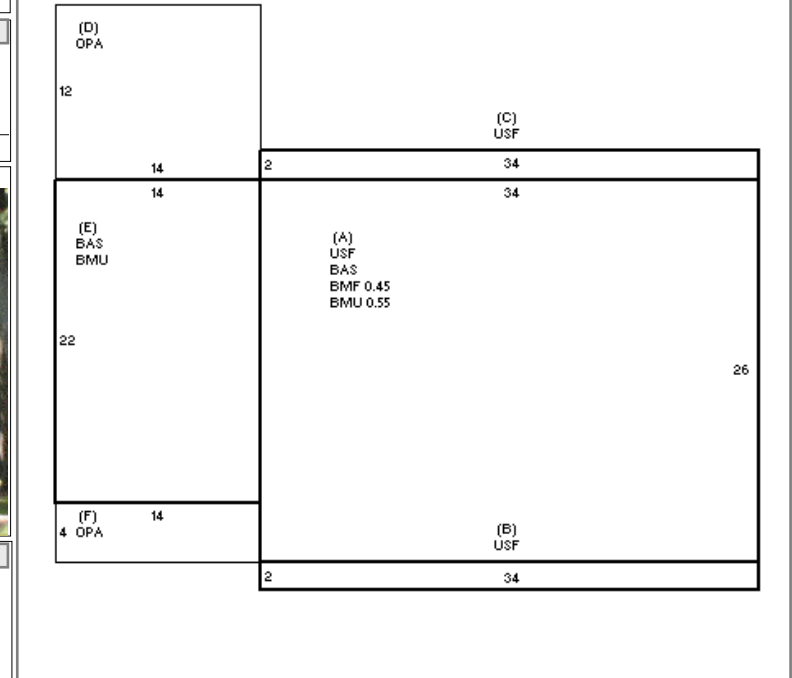
TOTAL	43,299 SF	ZONING	FRNT	207	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE			LAND	405,500	368,800
Inf1	FACTOR 100		BUILDING	384,800	356,800		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	790,300	725,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



PHOTO 09/17/2003

BLDG COMMENTS
FY12 QUALITY CHANGE FROM GD TO AVG PER FIELD REVIEW.



BUILDING	CD	ADJ	DESC	MEASURE	5/21/2010	PL
MODEL	1		RESIDENTIAL	LIST	5/21/2010	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/7/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1967	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	520,050													
NET AREA	2,212	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	794		44.96	35,700															
\$NLA(RCN)	\$235	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BMF	N	BSMT FINISH-SEP	398		63.12	25,121															
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,192	1967	201.90	240,665															
				ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	1,020	1967	183.61	187,279															
				FLOOR COVER	99	N/A	1.00	+	OPA	N	OPEN PORCH	224		51.50	11,536															
				INT FINISH	99	N/A	1.00		BMG	O	BSMT GARAGE	2		2,491.00	4,982															
				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																							
<table border="1"> <thead> <tr> <th>CONDITION ELEM</th> <th>CD</th> </tr> </thead> <tbody> <tr> <td>EXTERIOR</td> <td></td> </tr> <tr> <td>INTERIOR</td> <td></td> </tr> <tr> <td>KITCHEN</td> <td></td> </tr> <tr> <td>BATHS</td> <td></td> </tr> <tr> <td>HEAT</td> <td></td> </tr> <tr> <td>ELECT</td> <td></td> </tr> </tbody> </table>																CONDITION ELEM	CD	EXTERIOR		INTERIOR		KITCHEN		BATHS		HEAT		ELECT		
CONDITION ELEM	CD																													
EXTERIOR																														
INTERIOR																														
KITCHEN																														
BATHS																														
HEAT																														
ELECT																														
<table border="1"> <thead> <tr> <th>EFF.YR/AGE</th> <td colspan="2">1985 / 37</td> </tr> </thead> <tbody> <tr> <td>COND</td> <td>26</td> <td>26 %</td> </tr> <tr> <td>FUNC</td> <td>0</td> <td></td> </tr> <tr> <td>ECON</td> <td>0</td> <td></td> </tr> <tr> <td>DEPR</td> <td>26</td> <td>% GD 74</td> </tr> </tbody> </table>																EFF.YR/AGE	1985 / 37		COND	26	26 %	FUNC	0		ECON	0		DEPR	26	% GD 74
EFF.YR/AGE	1985 / 37																													
COND	26	26 %																												
FUNC	0																													
ECON	0																													
DEPR	26	% GD 74																												
<table border="1"> <thead> <tr> <th>RCNLD</th> <td>\$384,800</td> </tr> </thead> </table>																RCNLD	\$384,800													
RCNLD	\$384,800																													