

Key: 2901

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.805

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
JACKSON FRANKLIN P II & JANE A TRS 120 INDIAN TRAIL SCITUATE, MA 02066				4-2-4-0				120 INDIAN TRL				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				JACKSON FRANKLIN P II				08/11/2000	F	18779-167	10 2400-330	
JACKSON FRANKLIN & JANE				01/01/1956				XX				

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 %
98-299	06/24/1998	6	CYCL GROWTH		05/15/2008		100 100
91-80	03/01/1991	7	OTHERS	2,500	05/04/2006		100 100
88-489	08/01/1988	3	ALTERATIONS	1,000			100 100
		2	ADDITIONS	48,000			100 100

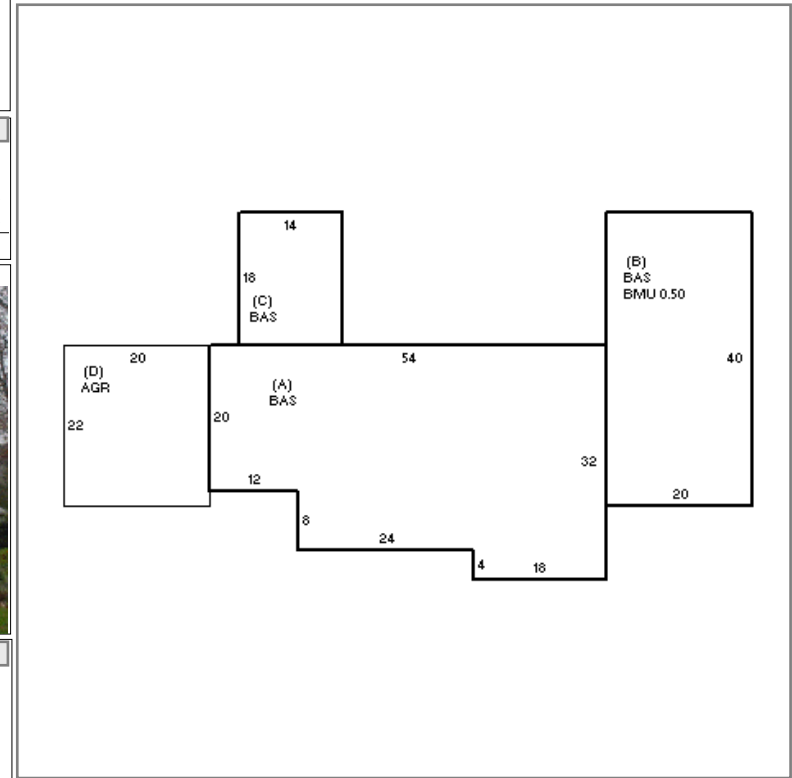
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	27,109	NS 1.00	100	1.00	100	1.00	990,000	1.42	100	1.00	872,110
									WV6	2.25		

TOTAL	27,109 SF	ZONING	FRNT	158	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE			LAND	872,100	810,400
Inf1	FACTOR 100		BUILDING	376,800	335,200		
Inf2	PHY 100		DETACHED	300	300		
			OTHER	0	0		
			TOTAL		1,249,200	1,145,900	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 SHED		300	1.10	300



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	4/21/2011	SJ
MODEL	1		RESIDENTIAL	LIST	4/21/2011	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/31/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1968	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	509,123														
NET AREA	2,540	DETAIL ADJ	0.823	FOUNDATION	2	SLAB	0.95	+	BAS	L	BASE AREA	2,540	1968	175.38	445,464																
\$NLA(RCN)	\$200	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	B	BMU	N	BSMT UNFINISHED	400		69.47	27,786																
				ROOF SHAPE	1	GABLE	1.00	D	AGR	N	ATT GARAGE	440		50.16	22,070																
				ROOF COVER	1	ASPH SHINGLES	1.00	F11	O	O	FPL 1S 1OP	1		8,009.10	8,009																
				FLOOR COVER	99	N/A	1.00																								
				INT FINISH	99	N/A	1.00																								
				HEATING/COOLING	2	HOT WATER	1.02																								
				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>1985 / 37</td> </tr> </thead> <tbody> <tr> <td>COND</td> <td>26 26 %</td> </tr> <tr> <td>FUNC</td> <td>0</td> </tr> <tr> <td>ECON</td> <td>0</td> </tr> <tr> <td>DEPR</td> <td>26 % 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>\$376,800</td> </tr> </thead> </table>														RCNLD	\$376,800												
RCNLD	\$376,800																														