

Key: 2934

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.841

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
COX THOMAS F JR TR & BARBARA D TR 6 SHOAL WATER RD SCITUATE, MA 02066				14-1-39-0				6 SHOAL WATER RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
COX THOMAS F JR TR & BARBARA				03/10/2021	F	10	54544-250				
COX THOMAS JR & BARBARA				01/01/1977	QS		4226-178				
RARDON J MOWRY AND ANNETT				01/01/1974	XX		3898-99				

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	%
16-288	05/31/2016	3	ALTERATIONS	25,000	08/09/2016	SJ	100	100
16-289	05/21/2016	2	ADDITIONS	6,500	08/09/2016	SJ	100	100
05-448	07/27/2005	3	ALTERATIONS	1,000	05/30/2006	SJ	100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,652	NS 1.00	100	1.00	374,000	3.10	100	1.00	R03	0.85	309,660

TOTAL	11,652 SF	ZONING		FRNT	49	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE				LAND	309,700	298,100
Inf1	FACTOR 100					BUILDING	244,200	217,400
Inf2	PHY 100					DETACHED	8,700	8,300
						OTHER	0	0
						TOTAL	562,600	523,800

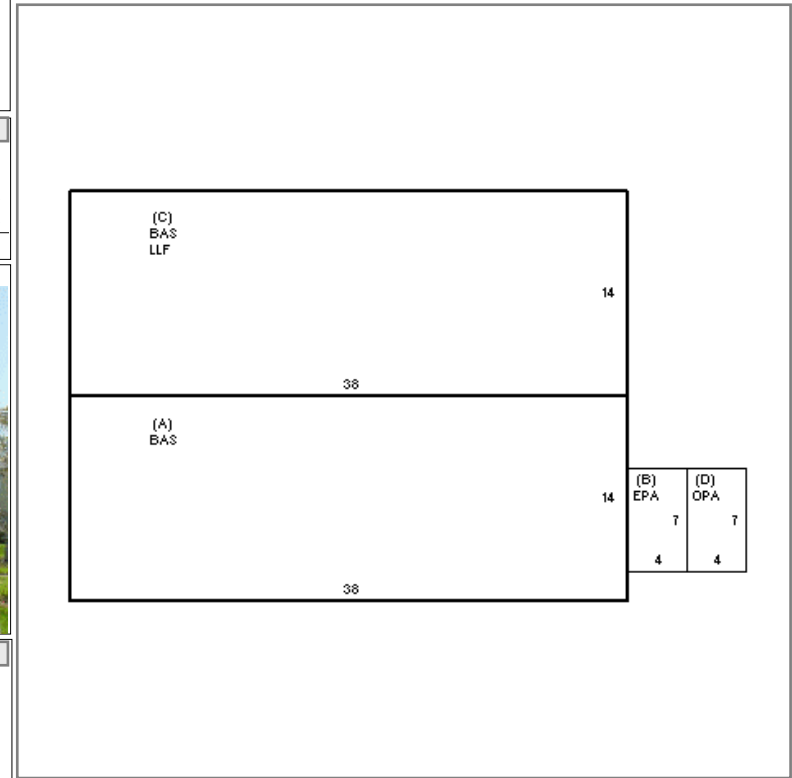
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFU	L	0.80 50 0.50	GARAGE/LOFT	1965	394	44.06	8,700



BLDG COMMENTS

OTHER FIX=SINK & W/C

BUILDING	CD	ADJ	DESC	MEASURE	3/13/2012	PL
MODEL	1		RESIDENTIAL	LIST	3/13/2012	EST
STYLE	3	1.00	SPLIT LEVEL [100%]	REVIEW	3/31/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1959	SIZE ADJ	1.000
NET AREA	1,596	DETAIL ADJ	1.000
\$NLA(RCN)	\$199	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	8	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
# 1/2 BATHS	0	1.00	
TOT FIXTURES	5	\$4,000	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	CONT BSMT WALL	1.00	+	BAS	L	BASE AREA	1,064	1959	211.01	224,515
EXT COVER	1	WD SHINGLES	1.00	B	EPA	N	ENCLOSED PORCH	28		90.21	2,526
ROOF SHAPE	1	GABLE	1.00	C	LLF	L	LOWER LEVEL FIN	532	1959	145.55	77,430
ROOF COVER	1	ASPH SHINGLES	1.00	D	OPA	N	OPEN PORCH	28		51.50	1,442
FLOOR COVER	99	N/A	1.00	F11	O	O	FPL 1S 1OP	1		7,281.00	7,281
INT FINISH	99	N/A	1.00	GEN	O	O	GENERATOR	1		0.00	
HEATING/COOLING	1	FORCED AIR	1.00								
FUEL SOURCE	99	N/A	1.00								

TOTAL RCN	317,194
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1995 / 27
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$244,200