

Key: 2942

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.849

LEG  
AL  
LAND

CURRENT OWNER				PARCEL ID				LOCATION				
ROSS GREGORY A & KELLY S 60 OLD OAKEN BUCKET RD NORWELL, MA 02061				14-1-47-0				12 OLD FARM RD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
ROSS GREGORY A & KELLY S				06/04/2019	QS	520,000	51193-76					
RESTUCCIA MARTIN & MAUREE				02/27/1998	L	181,500	15934-249					
SECRETARY OF VETERANS AFF				11/13/1997	XX		15643-136					
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,030	NS 1.00	100	1.00	374,000	3.57	100	1.00	R03	0.85	307,060

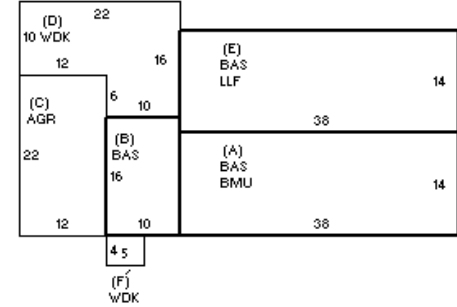
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
10-121	04/12/2010	7	OTHERS		02/25/2020	JD	100	100
10-121	04/12/2010	3	ALTERATIONS	2,400	06/22/2010	SJ	100	100
10-121	04/12/2010	3	ALTERATIONS	2,400	06/20/2011	SJ	100	100
		6	CYCL GROWTH				100	100

DE  
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A  
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D

TOTAL	10,019 SF	ZONING	FRNT	109	ASSESSED	CURRENT	PREVIOUS
Ngh	NO. SCITUATE	NOTE			LAND	307,100	295,600
Infl1	FACTOR 100		BUILDING	282,400	251,100		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
			<b>TOTAL</b>	<b>589,500</b>	<b>546,700</b>		

PH  
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O

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BU  
IL  
D  
IN  
G

BUILDING	CD	ADJ	DESC	MEASURE	2/25/2020	JD
MODEL	1		RESIDENTIAL	LIST	2/25/2020	EST
STYLE	3	1.00	SPLIT LEVEL [100%]	REVIEW	9/1/2020	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
MLS

YEAR BLT	1959	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	403,496
NET AREA	1,756	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	532		59.02	31,401	CONDITION ELEM	CD
\$NLA(RCN)	\$230	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	1,224	1959	210.72	257,916	EXTERIOR	G
				ROOF SHAPE	1	GABLE	1.00	C	AGR	N	ATT GARAGE	264		53.94	14,239	INTERIOR	G
				ROOF COVER	1	ASPH SHINGLES	1.00	+	WDK	N	WOOD DECK	300		38.40	11,520	KITCHEN	G
				FLOOR COVER	24	COMB	1.00	E	LLF	L	LOWER LEVEL FIN	532	1959	145.34	77,322	BATHS	A
				INT FINISH	2	DRYWALL	1.00		F11	O	FPL 1S 1OP	1		7,281.00	7,281	HEAT	A
				HEATING/COOLING	2	HOT WATER	1.02		ODS	O	OUT DOOR SHOWER	1		1,369.00	1,369	ELECT	A
				FUEL SOURCE	2	GAS	1.00										
CAPACITY		UNITS	ADJ														
STORIES	1	1.00															
ROOMS	8	1.00															
BEDROOMS	4	1.00															
BATHROOMS	1	1.00															
# 1/2 BATHS	0	1.00															
TOT FIXTURES	3	\$2,448															
# UNITS	1	1.00															
																EFF.YR/AGE	1973 / 49
																COND	30 30 %
																FUNC	0
																ECON	0
																DEPR	30 % GD 70
																RCNLD	\$282,400