

Key: 3019

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.926

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
ROSS SHARON & JOSEPH 34 GANNETT RD SCITUATE, MA 02066				8-3-10-0				34 GANNETT RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ROSS SHARON & JOSEPH				06/20/2013	F	1	43229-218				
ROSS SHARON & JOSEPH				11/13/1986	QS		7264-215				
ROSS SHARON				12/10/1982	XX		5259-167				

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	%
22-0217	03/04/2022	3	ALTERATIONS	54,450	05/24/2022	JD	100	100
12-598	10/11/2012	3	ALTERATIONS	15,000	06/21/2013	SJ	100	100
93-500	09/07/1993	3	ALTERATIONS				100	100
88-169	04/01/1988	7	OTHERS				100	100

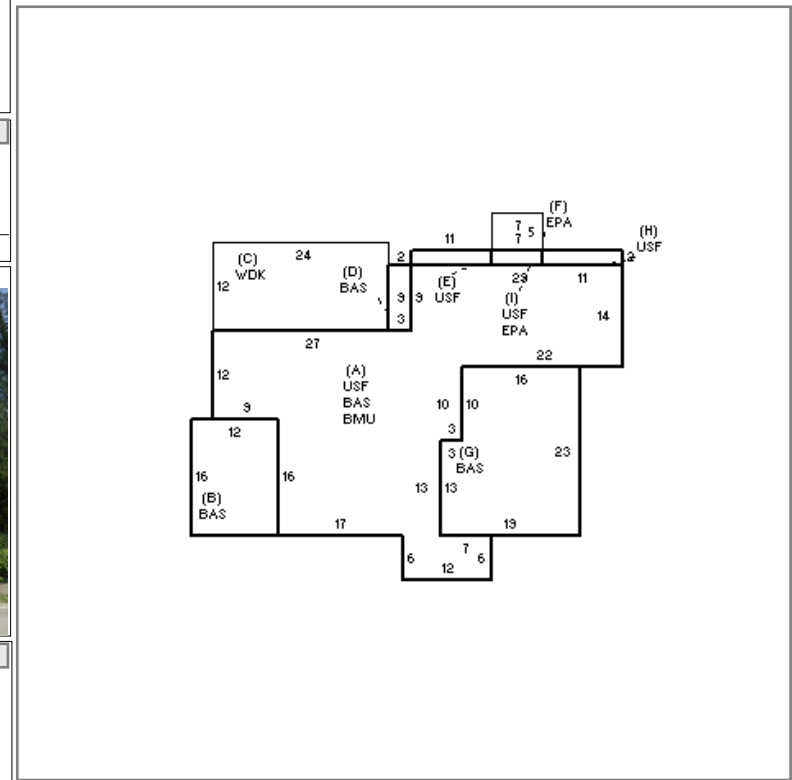
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,291	MB 1.00	100	1.00	100	1.00		R09	1.70		632,610

TOTAL	16,291 SF	ZONING	NO . . . .	FRNT	262	ASSESSED	LAND 632,600	CURRENT	632,600	PREVIOUS	575,100
Ngh	MINOT BCH	NOTE		LAND		BUILDING	555,800		555,800		494,400
Inf1	FACTOR 100		DETACHED	7,600		7,200					
Inf2	PHY 100		OTHER	0		0					
			TOTAL	1,196,000		1,076,700					

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	L	0.80	70 0.30 26X22		572	35.46	6,100
SHF	A	1.00	50 0.50 18X14		252	11.78	1,500



BLDG COMMENTS	
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BUILDING	CD	ADJ	DESC	MEASURE	5/24/2022	JD
MODEL	1		RESIDENTIAL	LIST	5/24/2022	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	4/1/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1900	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	868,487
NET AREA	3,108	DETAIL ADJ	1.236	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	1,212		49.27	59,720	CONDITION ELEM	CD
\$NLA(RCN)	\$279	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BAS	L	BASE AREA	1,838	1900	255.94	470,413	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	C	WDK	N	WOOD DECK	288		42.24	12,165	INTERIOR	A
				ROOF COVER	2	WOOD SHINGLES	1.01	+	USF	L	UPPER STORY FIN	1,270	1900	232.75	295,589	KITCHEN	A
				FLOOR COVER	24	COMB	1.00	+	EPA	N	ENCLOSED PORCH	49		99.22	4,862	BATHS	A
				INT FINISH	1	PLASTER	1.00		F21	O	FPL 2S 1OP	2		9,062.35	18,125	HEAT	A
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	A
				FUEL SOURCE	2	GAS	1.00										

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	9	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	0	1.00
TOT FIXTURES	7	\$7,614
# UNITS	1	1.00

EFF.YR/AGE	1968 / 54
COND	36 36%
FUNC	0
ECON	0
DEPR	36 % GD 64
RCNLD	\$555,800