

Key: 3020

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.927

LEGAL

LAND

DETACHED

BUILDING

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|------------|----|------------|--------------|---------------|--|--|--|
| MITCHELL RICHARD TR & S/O CRONE WENDY TR 20 GANNETT RD SCITUATE, MA 02066 | | | | 8-4-7-0 | | | | 20 GANNETT RD | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| CRONE WENDY TR | | | | 10/04/2023 | F | 1 | 58337-42 | | | | |
| CRONE WENDY | | | | 07/13/2023 | QS | 1,700,000 | 58093-208 | | | | |
| MITCHELL RICHARD TR & | | | | 11/23/2016 | F | 1 | 47783-39 | | | | |

| 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 % |
| 14-264 | 05/19/2014 | 7 | OTHERS | | 08/15/2023 | JD | 100 100 |
| | | 3 | ALTERATIONS | 2,376 | 06/11/2014 | MR | 100 100 |
| | | 6 | CYCL GROWTH | | 04/05/2005 | SJ | 100 100 |
| 01-83 | 03/01/2001 | 3 | ALTERATIONS | | | | 100 100 |
| 97-531 | 09/12/1997 | 3 | ALTERATIONS | | | | 100 100 |

| CD | T | AC/SF/UN | Ngh | Inf1 | Inf2 | ADJ BASE | SAF | Inf3 | Lpi | VC | CREDIT AMT | ADJ VALUE | |
|-----|---|----------|---------|------|------|----------|------|---------|------|-----|------------|-----------|---------|
| 100 | S | 8,905 | MB 1.00 | 100 | 1.00 | 100 | 1.00 | 990,000 | 3.99 | 100 | 1.00 | WV6 2.25 | 807,700 |

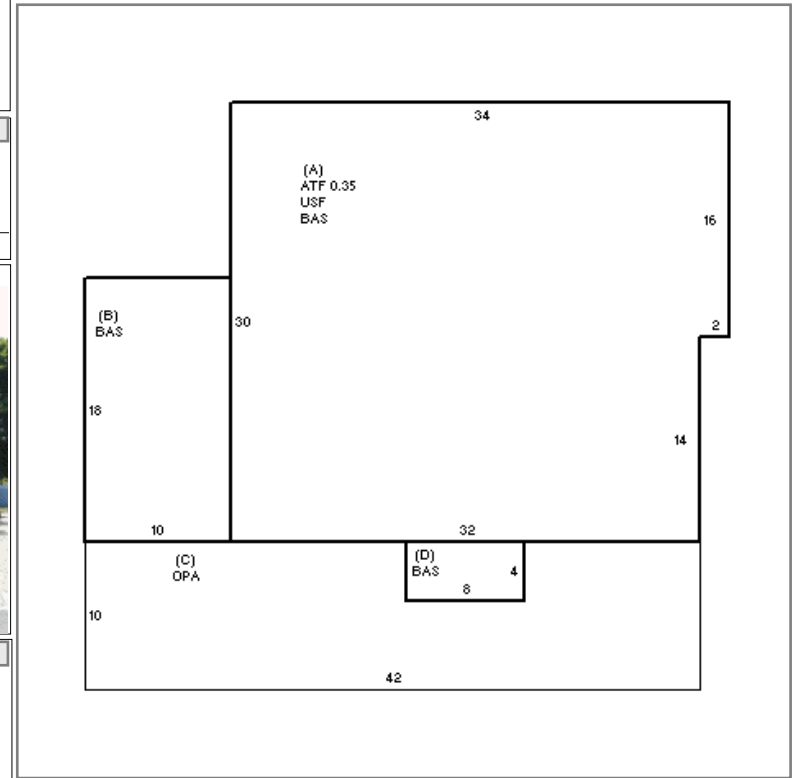
| TOTAL | 8,886 SF | ZONING | FRNT | 202 | ASSESSED | CURRENT | PREVIOUS |
|-------|------------|--------|----------|---------|--------------|------------------|------------------|
| Ngh | MINOT BCH | NOTE | | | LAND | 807,700 | 750,600 |
| Inf1 | FACTOR 100 | | BUILDING | 625,000 | 469,700 | | |
| Inf2 | PHY 100 | | DETACHED | 0 | 0 | | |
| | | | OTHER | 0 | 0 | | |
| | | | | | TOTAL | 1,432,700 | 1,220,300 |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |

| BUILDING | CD | ADJ | DESC | MEASURE | 3/17/2009 | PL |
|----------|----|------|---------------------|---------|-----------|----|
| MODEL | 1 | | RESIDENTIAL | LIST | | |
| STYLE | 7 | 1.20 | CONVENTIONAL [100%] | REVIEW | 8/15/2023 | JD |
| QUALITY | V | 1.40 | VERY GOOD [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |



BLDG COMMENTS
MLS



| YEAR BLT | 1910 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 844,585 | | |
|------------|-------|------------|-------|-----------------|----|---------------|------|-----|-----|-----------------|-----------------|-------|-----------|-----------|---------|----------------|---------|------------|------------|
| NET AREA | 2,543 | DETAIL ADJ | 1.248 | FOUNDATION | 5 | BRICK/STONE | 1.00 | + | BAS | L | BASE AREA | 1,204 | 1910 | 338.11 | 407,082 | CONDITION ELEM | CD | | |
| \$NLA(RCN) | \$332 | OVERALL | 1.000 | EXT COVER | 1 | WD SHINGLES | 1.00 | A | USF | L | UPPER STORY FIN | 992 | 1910 | 307.47 | 305,014 | EXTERIOR | A | | |
| | | | | ROOF SHAPE | 2 | HIP | 1.00 | A | ATF | L | ATTIC FINISH | 347 | 1910 | 218.46 | 75,804 | INTERIOR | G | | |
| | | | | ROOF COVER | 1 | ASPH SHINGLES | 1.00 | C | OPA | N | OPEN PORCH | 420 | | 72.10 | 30,282 | KITCHEN | G | | |
| | | | | FLOOR COVER | 24 | COMB | 1.00 | F31 | O | FPL 3S 1OP | 1 | | 12,875.80 | 12,876 | BATHS | G | | | |
| | | | | INT FINISH | 1 | PLASTER | 1.00 | ODS | O | OUT DOOR SHOWER | 1 | | 2,345.00 | 2,345 | HEAT | A | | | |
| | | | | HEATING/COOLING | 11 | HW/COOL AIR | 1.04 | | | | | | | | ELECT | U | | | |
| | | | | FUEL SOURCE | 2 | GAS | 1.00 | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | EFF.YR/AGE | 1984 / 38 |
| | | | | | | | | | | | | | | | | | | COND | 26 26 % |
| | | | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | | | | | | | DEPR | 26 % GD 74 |
| | | | | | | | | | | | | | | | | | | RCNLD | \$625,000 |