

Key: 3093

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.999

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
SPORTACK KEITH A & BRENDA BURN 25 GANNETT RD SCITUATE, MA 02066				15-4-4-0				25 GANNETT RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SPORTACK KEITH A & BRENDA				05/02/2014	F	100	44287-59				
SPORTACK KEITH A & BRENDA				10/17/1997	QS	1	15566-297				
SPORTACK BRENDA BURNS				03/13/1992	XX		10823-83				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
18-582	08/30/2018	3	ALTERATIONS	25,000	06/17/2019	JD	100	100
17-29	01/18/2017	3	ALTERATIONS	70,000	06/26/2017	SJ	100	85
17-29	01/18/2017	3	ALTERATIONS	70,000	08/15/2018	JD	100	100
09-577	12/08/2009	3	ALTERATIONS	215,000	06/16/2010	SJ	100	100
09-577	12/08/2009	3	ALTERATIONS	215,000	06/09/2011	SJ	100	100

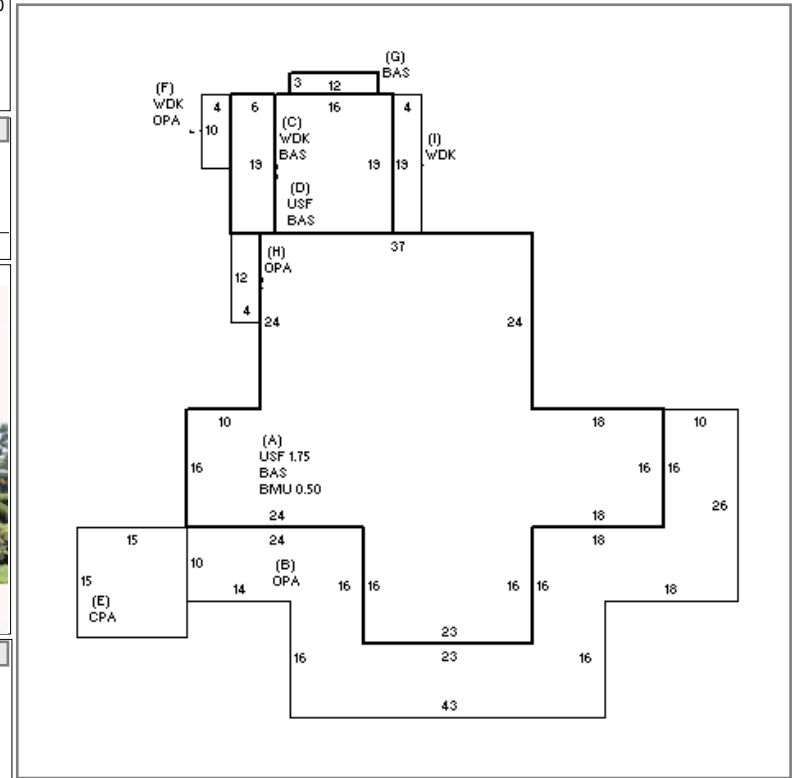
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	MB 1.00	100	1.00	748,000	1.00	100	1.00	R09	1.70	686,870
300	A	0.033	MB 1.00	100	1.00	33,660	1.00	100	1.00	R09	1.70	1,110

TOTAL	41,426 SF	ZONING	IN M8....	FRNT	134	ASSESSED	CURRENT	PREVIOUS
Ngh	MINOT BCH	NOTE		LAND	688,000	625,500		
Infl1	FACTOR 100			BUILDING	1,570,000	1,296,900		
Infl2	PHY 100			DETACHED	5,400	5,200		
				OTHER	382,200	339,800		
				TOTAL	2,645,600	2,267,400		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
HTB	A	1.00	30 0.70		1	5,181.80	3,600
PTD	A	1.00	40 0.60		400	7.51	1,800



BLDG COMMENTS		
extra shower		



BUILDING	CD	ADJ	DESC	MEASURE	6/17/2019	JD
MODEL	1		RESIDENTIAL	LIST	6/17/2019	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	8/15/2018	JD
QUALITY	V	1.40	VERY GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1910	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	2,308,893
NET AREA	7,072	DETAIL ADJ	1.260	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	1,148		63.60	73,009	CONDITION ELEM	CD
\$NLA(RCN)	\$326	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	4,322	1910	280.67	1,213,064		EXTERIOR
CAPACITY				ROOF SHAPE	3	GAMBREL	1.00	+	OPA	N	OPEN PORCH	1,318		72.10	95,028	INTERIOR	A
STORIES	2.75	1.00	ROOF COVER	2	WOOD SHINGLES	1.01	+	BAS	L	BASE AREA	2,750	1910	308.64	848,750	KITCHEN	G	
ROOMS	15	1.00	FLOOR COVER	24	COMB	1.00	E	CPA	N	CAR PORT	225		34.74	7,816	BATHS	G	
BEDROOMS	0	1.00	INT FINISH	1	PLASTER	1.00	+	WDK	N	WOOD DECK	230		53.76	12,365	HEAT	A	
BATHROOMS	4	1.00	HEATING/COOLING	11	HW/COOL AIR	1.04	F32	O	FPL	3S 2OP	2		17,435.60	34,871	ELECT	A	
# 1/2 BATHS	2	1.00	FUEL SOURCE	2	GAS	1.00											
TOT FIXTURES	17	\$23,990															
# UNITS	1	1.00															

EFF.YR/AGE	1971 / 51
COND	32 32 %
FUNC	0
ECON	0
DEPR	32 % GD 68
RCNLD	\$1,570,000

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LEGALS

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TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

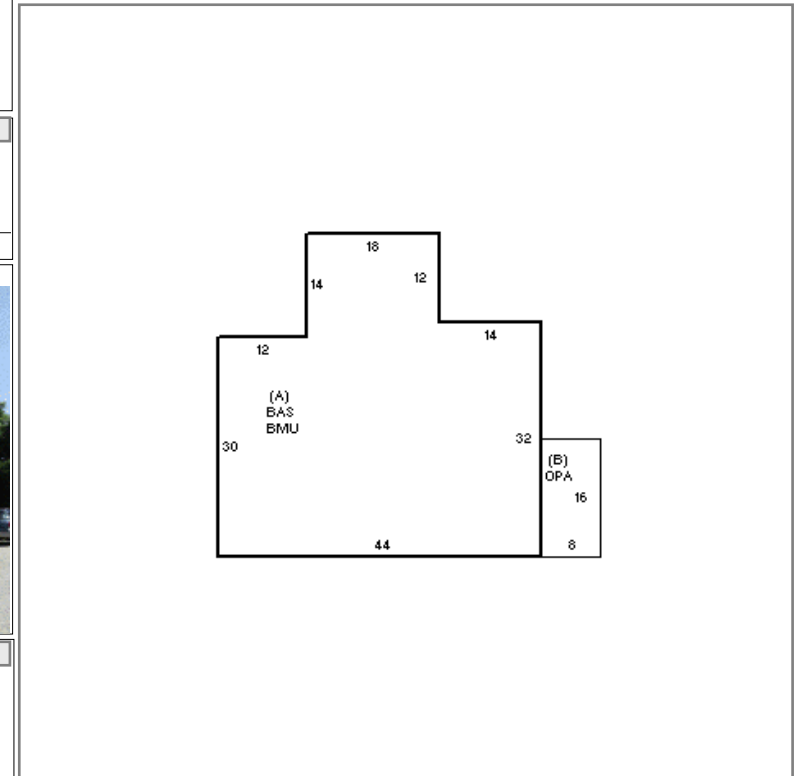
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Ngh	NOTE		LAND	382,200	
Inf1		BUILDING			
Inf2		DETACHED			
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/17/2019	JD
MODEL	1		RESIDENTIAL	LIST	6/17/2019	JD
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	4/5/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

Generator

G

YEAR BLT	0	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	561,990	
NET AREA	1,600	DETAIL ADJ	1.248	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,600		46.31	74,096			
\$NLA(RCN)	\$351	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	1,600	0	289.39	463,018			
				ROOF SHAPE	3	GAMBREL	1.00	B	OPA	N	OPEN PORCH	128		56.65	7,251			
				ROOF COVER	1	ASPH SHINGLES	1.00		BMG	O	BSMT GARAGE	3		2,739.73	8,219			
				FLOOR COVER	2	SOFTWOOD	1.00		GFP	O	GAS FIREPLACE	1		6,111.60	6,112			
				INT FINISH	2	DRYWALL	1.00											
				HEATING/COOLING	11	HW/COOL AIR	1.04											
				FUEL SOURCE	2	GAS	1.00											
CAPACITY		UNITS	ADJ															
STORIES		1	1.00															
ROOMS		4	1.00															
BEDROOMS		1	1.00															
BATHROOMS		1	1.00															
# 1/2 BATHS		0	1.00															
TOT FIXTURES		3	\$3,295															
# UNITS		1	1.00															
																CONDITION ELEM	CD	
																EXTERIOR	A	
																INTERIOR	A	
																KITCHEN	G	
																BATHS	G	
																HEAT	A	
																ELECT	A	
																EFF.YR/AGE	1971 / 51	
																COND	32 32 %	
																FUNC	0	
																ECON	0	
																DEPR	32 % GD 68	
																RCNLD	\$382,200	