

Key: 3101

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.008

LEGALS

LAND

DETACHED

BUILDING

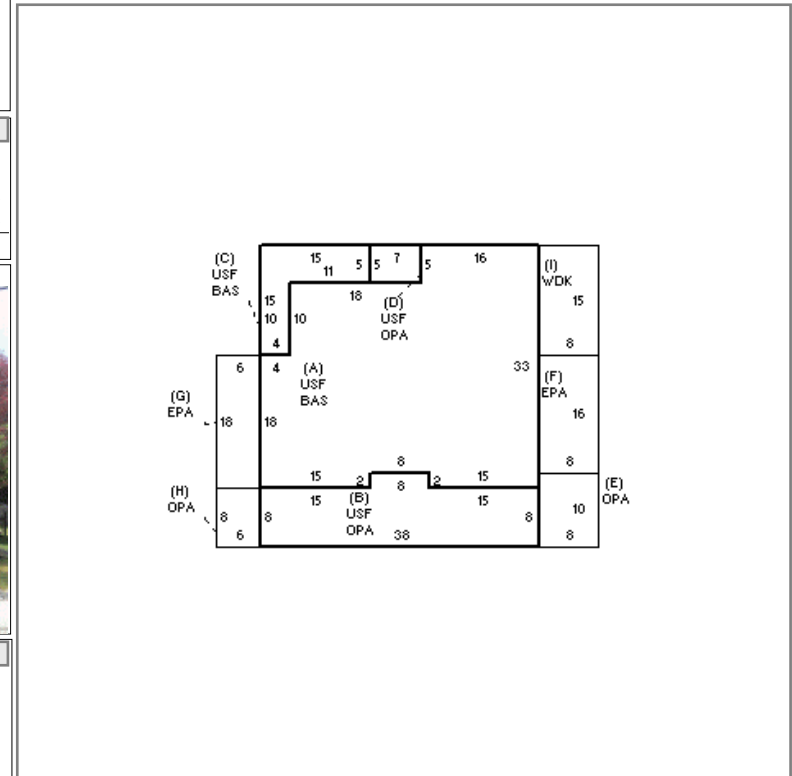
CURRENT OWNER				PARCEL ID				LOCATION			
MACEDO DONALDO P S/O MACEDO DONALDO P TR 39 GANNETT RD SCITUATE, MA 02066				14-1-14-0				39 GANNETT RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MACEDO DONALDO P TR				03/16/2023	F	100	57747-200				
MACEDO DONALDO P				04/13/2022	H	100	56680-263				
MACEDO DONALDO P &				05/18/2009	F	10	37210-138				

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	%
22-0106	01/31/2022	3	ALTERATIONS	20,000	06/08/2022	JD	100	100
06-120		3	ALTERATIONS		05/21/2008	SJ	80	100
06-120	03/15/2006	3	ALTERATIONS	2,000	05/30/2006	SJ	100	100
06-120	03/15/2006	3	ALTERATIONS	2,000	05/21/2007	SJ	100	100
99-505	10/04/1999	3	ALTERATIONS				100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	8,100 MB	1.00	100	1.00	748,000	4.37	100	1.00	R09	1.70	607,340

TOTAL	8,100 SF	ZONING	IN M8....	FRNT	186	ASSESSED	CURRENT	PREVIOUS
Ngh	MINOT BCH	N O T E	IN M8....	LAND	607,300	552,100		
Infl1	FACTOR 100			BUILDING	529,000	470,500		
Infl2	PHY 100			DETACHED	1,000	1,000		
				OTHER	0	0		
				TOTAL	1,137,300	1,023,600		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 30 0.70	12X8		96	14.95	1,000



BUILDING	CD	ADJ	DESC	MEASURE	6/8/2022	JD
MODEL	1		RESIDENTIAL	LIST	6/8/2022	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	4/5/2011	KT
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1920	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	801,485			
NET AREA	2,761	DETAIL ADJ	1.198	FOUNDATION	1	PIER	0.98	+	BAS	L	BASE AREA	1,203	1920	274.86	330,660	CONDITION ELEM	CD			
\$NLA(RCN)	\$290	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	1,558	1920	249.96	389,435	EXTERIOR	G			
				ROOF SHAPE	3	GAMBREL	1.00	+	OPA	N	OPEN PORCH	483		61.80	29,850	INTERIOR	A			
				ROOF COVER	1	ASPH SHINGLES	1.00	+	EPA	N	ENCLOSED PORCH	236		108.24	25,544	KITCHEN	A			
				FLOOR COVER	24	COMB	1.00	I	WDK	N	WOOD DECK	120		46.08	5,530	BATHS	A			
				INT FINISH	1	PLASTER	1.00		F22	O	FPL 2S ZOP	1		13,566.00	13,566	HEAT	A			
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	A			
				FUEL SOURCE	2	GAS	1.00													
CAPACITY		UNITS	ADJ															EFF.YR/AGE	1970 / 52	
STORIES	2	1.00																COND	34	34 %
ROOMS	9	1.00																FUNC	0	
BEDROOMS	4	1.00																ECON	0	
BATHROOMS	2	1.00																DEPR	34	% GD 66
# 1/2 BATHS	0	1.00																RCNLD	\$529,000	
TOT FIXTURES	6	\$6,900																		
# UNITS	1	1.00																		