

Key: 3273

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.155

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
CROOKER CAROLINE P 12 ALDEN AV SCITUATE, MA 02066				28-13-2-0				12 ALDEN AV			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
CROOKER CAROLINE P				01/11/2019	F	1 50714-203					
CROOKER AL&MARION&CAROLIN				03/28/1983	QS	5320-101					
CROOKER CAROLINE A				10/02/1980	XX	4887-197					

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	%

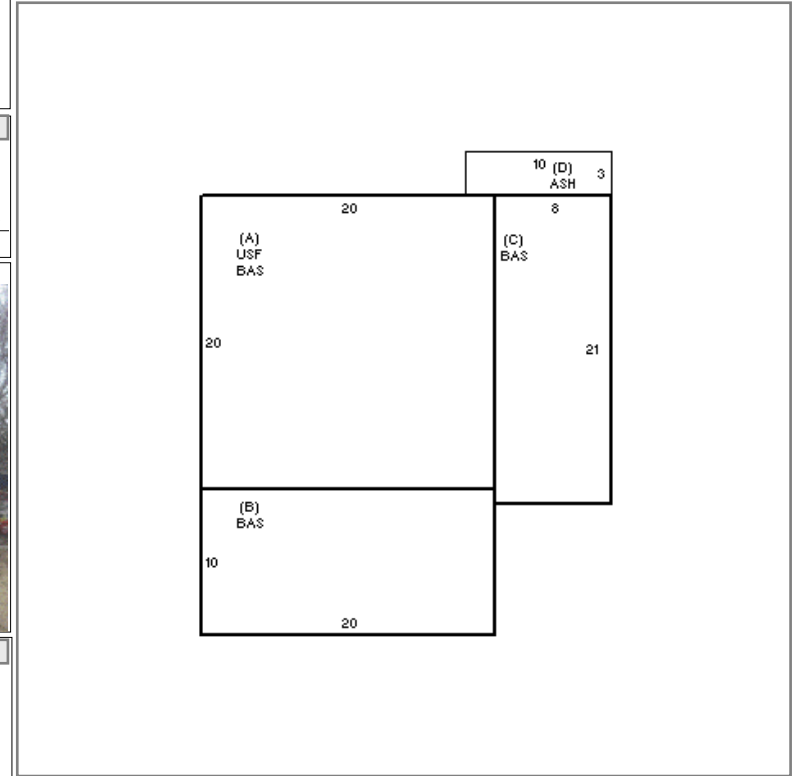
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	9,808 OS	1.00	100	1.00	100	1.00	440,000	3.64	100	1.00	R08 1.00	360,820

TOTAL	9,808 SF	ZONING		FRNT	190	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE	LAND	360,800	328,000		
Inf1	FACTOR 100		BUILDING	113,400	89,700			
Inf2	PHY 100		DETACHED	8,500	16,500			
			OTHER	0	0			
				TOTAL	482,700	434,200		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	L	0.80 70 0.30	26X34	1972	884	32.24	8,500



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/23/2023	JD
MODEL	1		RESIDENTIAL	LIST	3/23/2023	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	4/6/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1905	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	315,021			
NET AREA	1,168	DETAIL ADJ	1.176	FOUNDATION	1	PIER	0.98	+	BAS	L	BASE AREA	768	1905	267.98	205,809	CONDITION ELEM	CD			
\$NLA(RCN)	\$270	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	400	1905	243.70	97,480	EXTERIOR	P			
				ROOF SHAPE	3	GAMBREL	1.00	D	ASH	N	ATT SHED	30		22.37	671	INTERIOR	P			
				ROOF COVER	1	ASPH SHINGLES	1.00		F21	O	FPL 2S 1OP	1		8,239.00	8,239	KITCHEN	P			
				FLOOR COVER	12	COMB	1.00									BATHS	P			
				INT FINISH	1	PLASTER	1.00									HEAT	O			
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	O			
				FUEL SOURCE	2	GAS	1.00													
																		EFF.YR/AGE	1952 / 70	
																		COND	64 64 %	
																		FUNC	0	
																		ECON	0	
																		DEPR	64 % GD 36	
																		RCNLD	\$113,400	