

Key: 3376

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 3.256

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION					
CLARK HOLLY G TR 78 NORWELL AV SCITUATE, MA 02066				28-21-7-0				78 NORWELL AV					
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)						
CLARK HOLLY G TR				08/05/2016	F	1 (123867)							
CLARK HOWARD J JR LE,				08/05/2016	F	1 (123866)							
CLARK HOWARD J JR &				08/05/2016	A	360,000	(123865)						
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	13,987	OS 1.00	100	1.00	100	1.00	440,000	2.61	100	1.00	R03 1.00	368,380

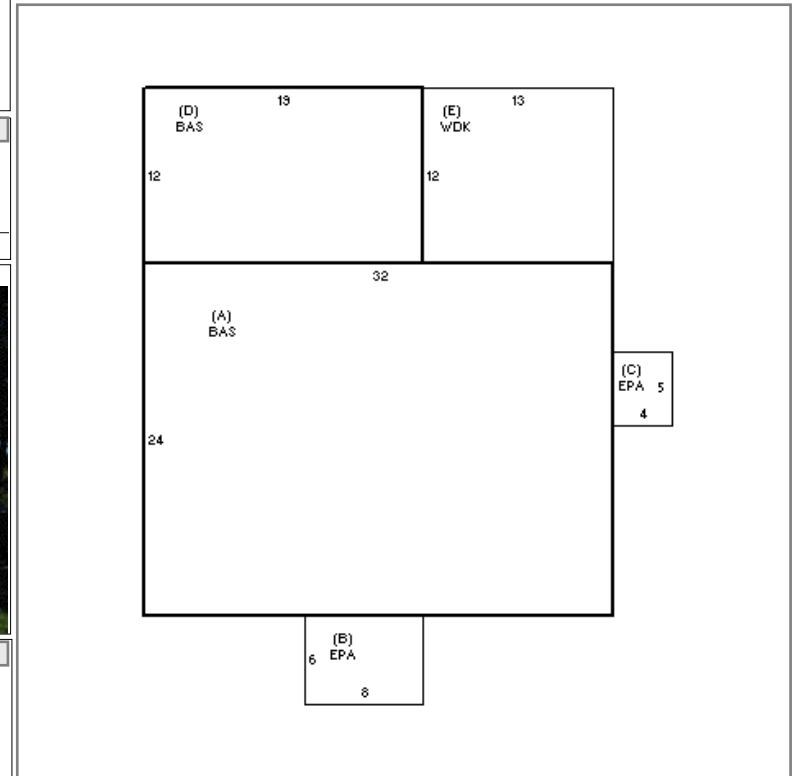
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
16-553	09/20/2016	3	ALTERATIONS	28,225	07/10/2017	SJ	100	100
15-641	10/01/2015	3	ALTERATIONS	8,000	06/30/2016	SJ	100	100
		7	OTHERS		11/28/2005		100	100
92-694	08/01/1992	3	ALTERATIONS				100	100

TOTAL	13,987 SF	ZONING	FRNT	52	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE	LAND	368,400	334,900		
Infl1	FACTOR 100		BUILDING	160,300	142,600		
Infl2	PHY 100		DETACHED	100	100		
			OTHER	0	0		
			TOTAL	528,800	477,600		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 SHED		100	1.10	100



BUILDING	CD	ADJ	DESC	MEASURE	4/26/2011	SJ
MODEL	1		RESIDENTIAL	LIST	4/26/2011	EST
STYLE	1	0.85	RANCH [100%]	REVIEW		KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



BLDG COMMENTS

YEAR BLT	1948	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	219,559
NET AREA	996	DETAIL ADJ	0.833	FOUNDATION	1	PIER	0.98	+	BAS	L	BASE AREA	996	1948	198.95	198,155	CONDITION ELEM	CD
\$NLA(RCN)	\$220	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	EPA	N	ENCLOSED PORCH	68		90.21	6,134	EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00	E	WDK	N	WOOD DECK	156		38.40	5,990	INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00		F11	O	FPL 1S 1OP	1		7,281.00	7,281	KITCHEN	
				FLOOR COVER	99	N/A	1.00									BATHS	
				INT FINISH	99	N/A	1.00									HEAT	
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	
				FUEL SOURCE	99	N/A	1.00										
CAPACITY		UNITS	ADJ														
STORIES		1	1.00														
ROOMS		4	1.00														
BEDROOMS		2	1.00														
BATHROOMS		1	1.00														
# 1/2 BATHS		0	1.00														
TOT FIXTURES		3	\$1,999														
# UNITS		1	1.00														
																EFF.YR/AGE	1980 / 42
																COND	27 27 %
																FUNC	0
																ECON	0
																DEPR	27 % GD 73
																RCNLD	\$160,300