

Key: 4281

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 4.052

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION			
BACHMAN JENNIFER A & GALLAGHER RYAN C		39-26-3-0		11 PARK AV			
11 PARK AV SCITUATE, MA 02066		TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
		BACHMAN JENNIFER A & JAMES MICHAEL B		07/16/2019	QS	408,900	51369-117
				05/27/2005	QS	310,000	30608-52
		TAGGERT MICHAEL S		02/29/2000	A	120,000	18313-119

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	%
89-559	10/04/1997	7	OTHERS ALTERATIONS		09/20/2006		100	100
		3					100	100

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,390	OS 1.00	100	1.00	440,000	2.25	100	1.00	R03		372,270

TOTAL	16,379 SF	ZONING		FRNT	98	ASSESSED	CURRENT	PREVIOUS
Ngh	OCEANSIDE	NOTE		LAND	372,300	338,400		
Infl1	FACTOR 100		BUILDING	204,400	181,800			
Infl2	PHY 100		DETACHED	100	100			
			OTHER	0	0			
				TOTAL	576,800	520,300		

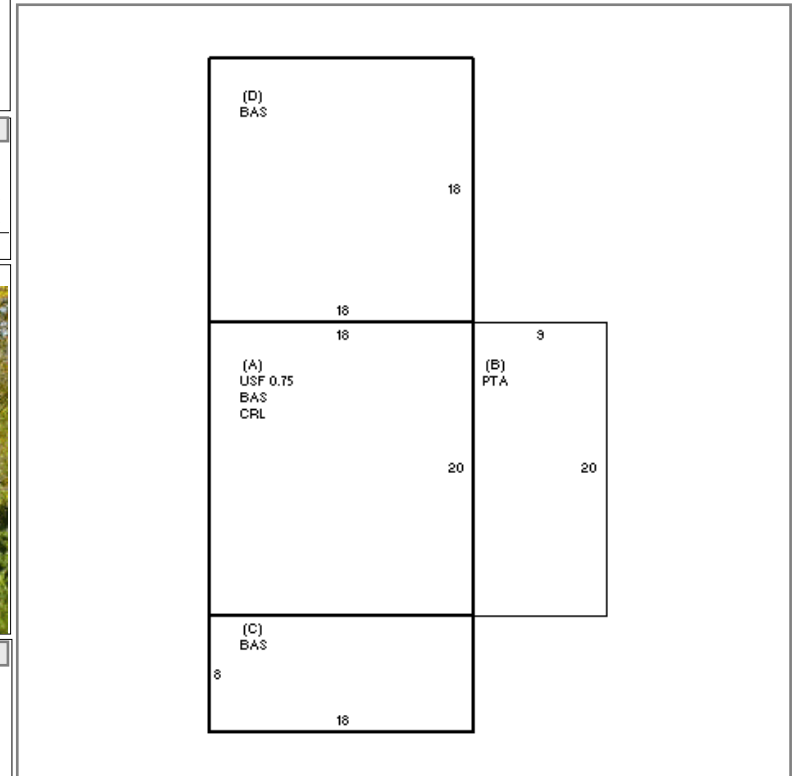
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		10	17.03	100



BLDG COMMENTS

MLS

BUILDING	CD	ADJ	DESC	MEASURE	9/24/2010	RD
MODEL	1		RESIDENTIAL	LIST	9/24/2010	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	4/1/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1930	SIZE ADJ	1.000
NET AREA	1,098	DETAIL ADJ	1.200
\$NLA(RCN)	\$282	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		5	1.00
BEDROOMS		3	1.00
BATHROOMS		1	1.00
# 1/2 BATHS		0	1.00
TOT FIXTURES		3	\$2,880
# UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	2	SOFTWOOD	1.00
INT FINISH	1	PLASTER	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	CRL	N	BSMT CRAWL	360		14.10	5,076
A	USF	L	UPPER STORY FIN	270	1930	253.27	68,384
B	PTA	N	PATIO	180		14.90	2,682
+	BAS	L	BASE AREA	828	1930	278.51	230,605

TOTAL RCN	309,627
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	A
HEAT	A
ELECT	A
EFF.YR/AGE	1970 / 52
COND	34 34 %
FUNC	0
ECON	0
DEPR	34 % GD 66
RCNLD	\$204,400