

Key: 461

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 404

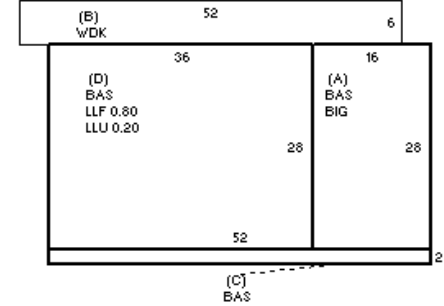
LEGALS

CURRENT OWNER				PARCEL ID				LOCATION					
JOHNSON JUDITH K & REES SCOTT W 51 OLD FORGE RD SCITUATE, MA 02066				36-3-21-0				51 OLD FORGE RD					
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)		
				JOHNSON JUDITH K & WERBER BRUCE S & HALAS JO WERBER BRUCE S				07/31/2008 09/23/2002 08/20/2002	QS F QS	529,000 100 460,000	36235-187 22910-348 22666-205		
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	40,000	WS 1.00	100	1.00	440,000	1.00	100	1.00	R04	1.00	404,040	
300	A	0.002	WS 1.00	100	1.00	19,800	1.00	100	1.00	R04	1.00	40	

LAND

TOTAL	40,119 SF	ZONING	FRNT	176	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	NOTE			LAND	404,100	367,400
Inf1	FACTOR 100		BUILDING	358,800	323,600		
Inf2	PHY 100		DETACHED	13,200	12,000		
			OTHER	0	0		
			TOTAL	776,100	703,000		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A	1.00	SV 1.00 16 X 34	2006	12,000	1.10	13,200



DETACHED

BUILDING	CD	ADJ	DESC	MEASURE	7/12/2010	PL
MODEL	1		RESIDENTIAL	LIST	7/12/2010	EST
STYLE	2	1.00	RAISED RANCH [100%]	REVIEW	3/7/2011	KT
QUALITY	A	1.00	AVERAGE [100%]	FY12 QUALITY CHANGE FROM GD TO AVG PER FIELD REVIEW..		
FRAME	1	1.00	WOOD FRAME [100%]			

BUILDING

YEAR BLT	1964	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	478,355		
NET AREA	2,366	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	A	BIG	N	BUILT-IN GARAGE	448		46.29	20,736	CONDITION ELEM	CD		
\$NLA(RCN)	\$202	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	B	WDK	N	WOOD DECK	312		38.40	11,981	EXTERIOR			
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,560	1964	197.17	307,585	INTERIOR			
				ROOF COVER	1	ASP SHINGLES	1.00	D	LLU	N	LOWER LEVEL UNF	202		57.24	11,563	KITCHEN			
				FLOOR COVER	99	N/A	1.00	D	LLF	L	LOWER LEVEL FIN	806	1964	136.00	109,615	BATHS			
				INT FINISH	99	N/A	1.00		F12	O	FPL 1S 2OP	1		10,347.00	10,347	HEAT			
				HEATING/COOLING	2	HOT WATER	1.02												
				FUEL SOURCE	99	N/A	1.00												
																		ELECT	
																		EFF.YR/AGE	1990 / 32
																		COND	25 25 %
																		FUNC	0
																		ECON	0
																		DEPR	25 % GD 75
																		RCNLD	\$358,800

BUILDING