

Key: 474

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 417

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
BARANOVSKY GREGORY M & LINDSEY J				36-3-7-0				18 OLD FORGE RD			
18 OLD FORGE RD SCITUATE, MA 02066				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
				BARANOVSKY GREGORY M & CLARK ANDREW S & SUZANNE				09/10/2021	QS	875,000	55633-302
				SELANDER ROBERT AND PATRI				06/28/2002	QS	525,000	22355-193
								06/28/1993	QS	259,000	11989-110


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	%
17-497	08/02/2017	7	OTHERS		08/04/2022	JD	100	100
92-604	07/27/1992	3	ALTERATIONS	31,950	06/18/2018	JD	100	100
		3	ALTERATIONS				100	100

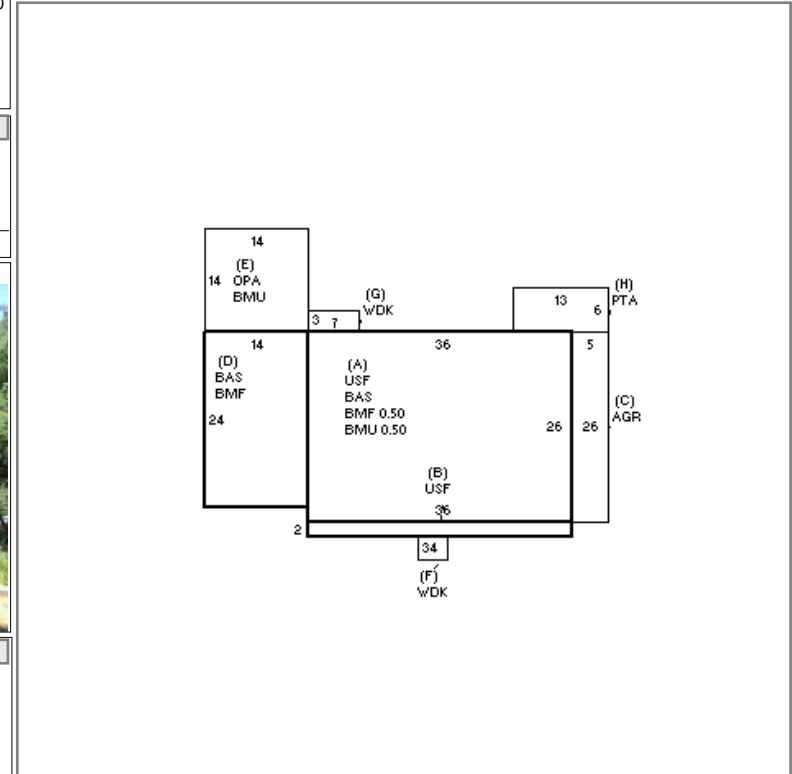
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	WS 1.00	100	1.00	440,000	1.00	100	1.00	R04		404,040
300	A	0.581	WS 1.00	100	1.00	19,800	1.00	100	1.00	R04		11,500

TOTAL	1.499 Acres		ZONING	FRNT	51	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE		NOTE			LAND	415,500	378,400
Infl1	FACTOR 100			BUILDING	490,400	453,800		
Infl2	PHY 100			DETACHED	0	0		
				OTHER	0	0		
				TOTAL		905,900	832,200	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	08/04/2022
									



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/4/2022	JD
MODEL	1		RESIDENTIAL	LIST	8/4/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/7/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]	BLDG COMMENTS		
FRAME	1	1.00	WOOD FRAME [100%]	MLS		

INDING

YEAR BLT	1979	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	612,965		
NET AREA	2,280	DETAIL ADJ	1.020	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	664		47.14	31,304				
\$NLA(RCN)	\$269	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,272	1979	220.91	280,994				
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,008	1979	200.89	202,499				
				ROOF COVER	1	ASPH SHINGLES	1.00	C	AGR	N	ATT GARAGE	130		72.77	9,460				
				FLOOR COVER	24	COMB	1.00	+	BMF	N	BSMT FINISH-SEP	804		66.18	53,209				
				INT FINISH	1	PLASTER	1.00	E	OPA	N	OPEN PORCH	196		56.65	11,103				
				HEATING/COOLING	2	HOT WATER	1.02	+	WDK	N	WOOD DECK	33		42.23	1,394				
				FUEL SOURCE	1	OIL	1.00	H	PTA	N	PATIO	78		16.39	1,278				
												BMG	O	BSMT GARAGE	2	2,740.10	5,480		
												F21	O	FPL 2S 1OP	1	9,062.90	9,063		
												TOTAL RCN		612,965					
												CONDITION ELEM		CD					
												EXTERIOR		G					
												INTERIOR		G					
												KITCHEN		G					
												BATHS		G					
												HEAT		A					
												ELECT		A					
												EFF.YR/AGE		2002 / 20					
												COND		18 18%					
												FUNC		0					
												ECON		0					
												DEPR		20 % GD		80			
												RCNLD				\$490,400			