

Key: 5920

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.644

LEGAL

LAND

DETACHED

BUILDING

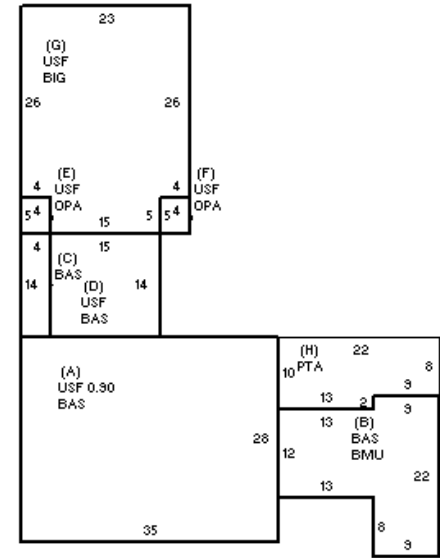
CURRENT OWNER				PARCEL ID				LOCATION			
BERG EDWARD A & CHRISTINE P 70 BROOK STREET SCITUATE, MA 02066				50-13-12-0				70 BROOK ST			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BERG EDWARD A & CHRISTINE				10/27/1995	QS	239,500	13922-302				
KENT E H & MORTON VESTA				01/01/1964	XX		3025-439				
CANNISTRARO PETER A & HAR				01/01/1955	XX		2341-15				

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	%
901-378	07/17/2001	2	ADDITIONS				100	100
96-320	07/18/1996	3	ALTERATIONS				100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	HBR 1.00	100	100	616,000	1.00	100	1.00	R02	1.40	565,660
300	A	0.212	HBR 1.00	100	100	27,720	1.00	100	1.00	R02	1.40	5,880

TOTAL	1.130 Acres	ZONING	FRNT	96	ASSESSED	CURRENT	PREVIOUS
Ngh	HARBOR	N O T E Field Review after taxpayer inquiry regarding style 06/08/12.			LAND	571,500	482,700
Inf1	FACTOR 100		BUILDING	405,700	376,600		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
					TOTAL	977,200	859,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS		
MEASURE	9/9/2009	PL
LIST	9/9/2009	
REVIEW	6/8/2012	
FY12 FR- COLONIAL TO ANTIQUE... PRIMARY STYLE ANTIQUE (1721)..... NEW ADDITION IN 2001. FIELD REVIEW AFTER TAXPAYER INQUIRY REGARDING STYLE		

BUILDING	CD	ADJ	DESC	MEASURE	9/9/2009	PL
MODEL	1		RESIDENTIAL			
STYLE	19	1.15	ANTIQU [100%]	LIST	9/9/2009	
QUALITY	+	1.10	AVG +/-GOOD - [100%]	REVIEW	6/8/2012	
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1721	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	881,976	
NET AREA	3,405	DETAIL ADJ	1.184	FOUNDATION	4	CONT BSMT WALL	1.00	+	BAS	L	BASE AREA	1,600	1721	242.42	387,879	CONDITION ELEM	CD	
\$NLA(RCN)	\$259	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	1,132	1721	220.46	249,559	EXTERIOR		
CAPACITY			UNITS	ADJ	ROOF SHAPE	3	GAMBREL	1.00	B	BMU	N	BSMT UNFINISHED	354	69.46	24,591	INTERIOR		
STORIES	1.9	1.00	ROOF COVER	2	WOOD SHINGLES	1.01	+	OPA	N	OPEN PORCH	40		56.65	2,266	KITCHEN			
ROOMS	9	1.00	FLOOR COVER	2	SOFTWOOD	1.00	G	BIG	N	BUILT-IN GARAGE	673		53.76	36,180	BATHS			
BEDROOMS	3	1.00	INT FINISH	1	PLASTER	1.00	G	USF	L	UPPER STORY FIN	673	2001	220.46	148,369	HEAT			
BATHROOMS	3	1.00	HEATING/COOLING	2	HOT WATER	1.02	H	PTA	N	PATIO	202		16.39	3,311	ELECT			
# 1/2 BATHS	0	1.00	FUEL SOURCE	99	N/A	1.00		F24	O	FPL 2S 4OP	1		20,443.50	20,444				
TOT FIXTURES	9	\$9,378																
# UNITS	1	1.00																
																EFF.YR/AGE	1957 / 65	
																COND	54 54 %	
																FUNC	0	
																ECON	0	
																DEPR	54 % GD 46	
																RCNLD	\$405,700	