Key: 6

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
FLEWELLING JOYCE C TR 290 OLD OAKEN BUCKET RD SCITUATE, MA 02066	41-3-5-A	290 OLD OAKEN BUCKET RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
FLEWELLING JOYCE C TR	01/09/2017	F	1	47980-197
CATANZANO JOYCE	01/01/1977	QS		4141-642
GUSTAFSON JACKOLYN A	01/01/1970	XX		3554-478

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

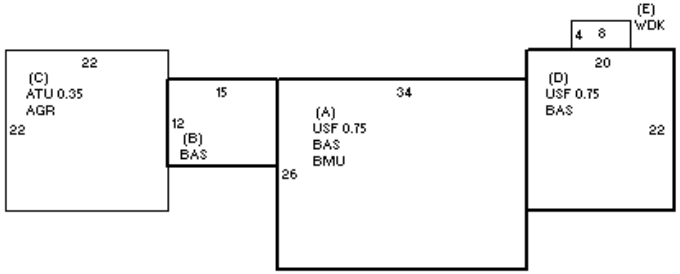
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
90-279	05/31/1990	3	ALTERATIONS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	32,312	WS 1.00	100 1.00	100 1.00	374,000	1.21	100 1.00	R03 0.85			335,210

TOTAL	32,312 SF	ZONING		FRNT	118
Ngh	W. SCITUATE	NOTE	. . . .		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	335,200	304,700
BUILDING	460,600	409,800
DETACHED	1,100	1,000
OTHER	0	0
TOTAL	**796,900**	**715,500**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
S/V	A 1.00	SV 1.00	SHED	1990	1,000	1.10	1,100

PHOTO 09/18/2003

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.10	CAPE [100%]
QUALITY	A	1.00	AVERAGE [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	7/1/2010	PL
LIST	7/1/2010	EST
REVIEW	3/3/2011	KT

BLDG COMMENTS

FY12 QUALITY CHANGE FROM GD TO AVG PER FIELD REVIEW.

YEAR BLT	1960	SIZE ADJ	1.000
NET AREA	2,497	DETAIL ADJ	1.144
$NLA(RCN)	$249	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	1	1.00
TOT FIXTURES	8	$7,322
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	11	HW/COOL AIR	1.04
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	884		48.92	43,245
+	USF	L	UPPER STORY FIN	993	1960	201.98	200,566
+	BAS	L	BASE AREA	1,504	1960	222.10	334,044
C	AGR	N	ATT GARAGE	484		44.45	21,515
C	ATU	N	ATTIC UNF	169		37.00	6,253
E	WDK	N	WOOD DECK	32		38.41	1,229
	F21	O	FPL 2S 1OP	1		8,239.00	8,239

TOTAL RCN	622,413
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1985 / 37	
COND	26	26 %
FUNC	0	
ECON	0	
DEPR	26	% GD 74
RCNLD		$460,600