

Key: 6005

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.709

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
WOOD RENA O C/O KARL WOOD 512 BROAD ST, #37 WEYMOUTH, MA 02188				50-4-8-0				35 ALLEN PL			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
WOOD RENA O				12/19/1986	QS	155,000		7357-18			
FREEMAN OLGA E				01/01/1972	XX			3830-559			
FREEMAN OLGA E & BLETZER				01/01/1968	XX			3416-54			

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 %

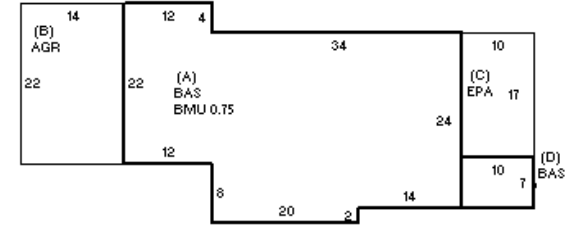
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	8,400	HBR 1.00	100	1.00	100	1.00	616,000	4.22	100	1.00	R08 1.40	501,080

TOTAL	8,407 SF	ZONING	FRNT	114	ASSESSED	CURRENT	PREVIOUS
Ngh	HARBOR	NOTE			LAND	501,100	423,000
Infl1	FACTOR 100		BUILDING	218,200	196,800		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
<b>TOTAL</b>						<b>719,300</b>	<b>619,800</b>

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/8/2015	SJ
MODEL	1		RESIDENTIAL	LIST	5/8/2015	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/21/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1954	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	316.181
NET AREA	1,190	DETAIL ADJ	0.867	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	840		49.72	41,765		
\$NLA(RCN)	\$266	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	B	AGR	N	ATT GARAGE	308		50.98	15,702		
				ROOF SHAPE	1	GABLE	1.00	C	EPA	N	ENCLOSED PORCH	170		90.20	15,334		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,190	1954	196.65	234,018		
				FLOOR COVER	14	COMB	1.00	F11	O	FPL 1S 1OP	1		7,281.00	7,281			
				INT FINISH	1	PLASTER	1.00										
				HEATING/COOLING	2	HOT WATER	1.02										
				FUEL SOURCE	99	N/A	1.00										
																CONDITION ELEM	CD
																EXTERIOR	
																INTERIOR	
																KITCHEN	
																BATHS	
																HEAT	
																ELECT	
																EFF.YR/AGE	1972 / 50
																COND	31 31 %
																FUNC	0
																ECON	0
																DEPR	31 % GD 69
																RCNLD	\$218,200