

Key: 6120

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 5.823

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
HOBBS ANNE R 47 CORNET STETSON ROAD SCITUATE, MA 02066		52-1-9-0		47 CORNET STETSON RD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
HOBBS ANNE R		05/11/1992	QS		(82937)
HOBBS WARREN E & ANNE R		07/01/1983	XX		67841-0
CACCAVO ANTOINETTE C		02/15/1979	XX		(C00061496)

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	%
11-530	09/06/2011	2	ADDITIONS	71,000	08/23/2012	SJ	100	100

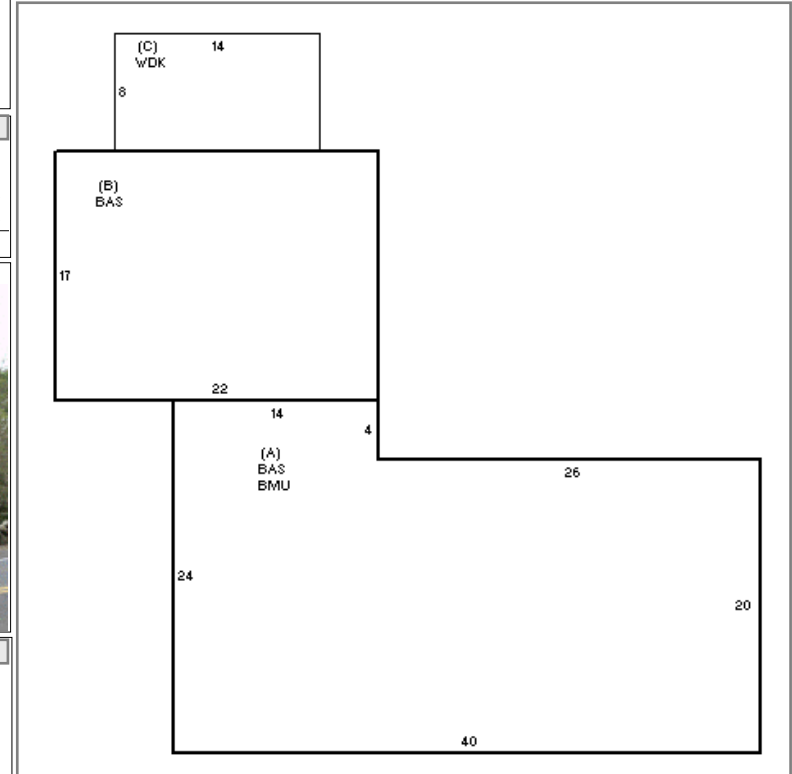
CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	13,000	WS 1.00	100	1.00	374,000	2.79	100	1.00	R02	0.85	311,700

TOTAL	12,981 SF	ZONING	FRNT	106	ASSESSED	CURRENT	PREVIOUS
Ngh	W. SCITUATE	N O T E	IN M53		LAND	311,700	266,700
Infl1	FACTOR 100		BUILDING	229,300	203,900		
Infl2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
TOTAL						541,000	470,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	8/23/2012	SJ
MODEL	1		RESIDENTIAL	LIST	8/23/2012	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	3/18/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1954	SIZE ADJ	1.000
NET AREA	1,230	DETAIL ADJ	0.875
\$NLA(RCN)	\$242	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
# 1/2 BATHS	0	1.00	
TOT FIXTURES	3	\$2,100	
# UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	CONT BSMT WALL	1.00
EXT COVER	1	WD SHINGLES	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	14	COMB	1.00
INT FINISH	1	PLASTER	1.00
HEATING/COOLING	9	WARM/COOL AIR	1.03
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	856		49.43	42,308
+	BAS	L	BASE AREA	1,230	1954	196.62	241,847
C	WDK	N	WOOD DECK	112		38.40	4,301
	F11	O	FPL 1S 1OP	1		7,281.00	7,281

TOTAL RCN	297,837
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	
EFF.YR/AGE	1995 / 27
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$229,300