

Key: 7044

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.733

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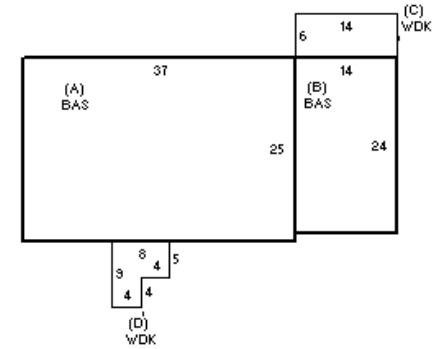
CURRENT OWNER				PARCEL ID				LOCATION				
DREA RICHARD C PO BOX 583 HUMAROCK, MA 02047				69-2-9-B				261 CENTRAL AV				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
DREA RICHARD C				12/02/1999	V	240,000	(96626)					
RUSK LEO F AND HARRIET R				08/01/1983	QS	70,000	(67956)					
JACKMAN ARTHUR F				03/10/1965	QS	3,000	(36753)					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,000	HUM	1.00	100	1.00	100	1.00	RF2	1.45		523,730

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	%
22-0148	02/15/2022	3	ALTERATIONS	113,746	06/15/2022	JD	100	100
19-784	10/16/2019	7	OTHERS	1,000	08/11/2020	JD	100	80
19-784	10/16/2019	7	OTHERS	1,000	03/24/2021	JD	100	100
18-595	09/04/2018	7	OTHERS	142,860	06/04/2019	TCK	100	0

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TOTAL	10,019 SF	ZONING	FRNT	139	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE dock/joint ownership with # 265 Central			LAND	523,700	476,100
Inf1	FACTOR 100		BUILDING	204,300	181,700		
Inf2	PHY 100		DETACHED	95,800	91,300		
			OTHER	0	0		
			TOTAL	823,800	749,100		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PPD	A	1.00	20 0.80 1/2 - 350X4	2005	700	166.30	93,100
SHF	A	1.00	20 0.80 10 X 12	2010	120	13.93	1,300
PTD	-	0.90	40 0.60 14X23		322	7.01	1,400



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BUILDING	CD	ADJ	DESC	MEASURE	6/4/2019	TCK
MODEL	1		RESIDENTIAL	LIST	6/4/2019	EST
STYLE	1	0.85	RANCH [100%]	REVIEW	6/15/2022	JD
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1965	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	249,147		
NET AREA	1,261	DETAIL ADJ	0.833	FOUNDATION	1	PIER	0.98	+	BAS	L	BASE AREA	1,261	1965	185.96	234,491	CONDITION ELEM	CD		
\$NLA(RCN)	\$198	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	WDK	N	WOOD DECK	140		38.40	5,376	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00		F11	O	FPL 1S 10P	1		7,281.00	7,281	INTERIOR	G		
				ROOF COVER	1	ASPH SHINGLES	1.00									KITCHEN	G		
				FLOOR COVER	34	COMB	1.00									BATHS	G		
				INT FINISH	1	PLASTER	1.00									HEAT	U		
				HEATING/COOLING	1	FORCED AIR	1.00									ELECT	U		
				FUEL SOURCE	2	GAS	1.00												
																	EFF.YR/AGE	2004 / 18	
																	COND	17 17 %	
																	FUNC	0	
																	ECON	0	
																	DEPR	18 % GD 82	
																	RCNLD	\$204,300	