

Key: 7152

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 6.834

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION				
TUCK BENJAMIN & REBECCA M 2 SUMMER ST SUITE 25A NATICK, MA 01760				69-1-43-0				224 CENTRAL AV				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
TUCK BENJAMIN & REBECCA M				02/08/2017	V	673,750	(124747)					
OWENS JOHN F				11/29/2007	V	615,000	(111359)					
ALBRECHT FREDERICK C				06/15/1998	F	-100	(C93495)					

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	%
17-163	03/29/2017	2	ADDITIONS	145,750	08/23/2017	SJ	100	50
06-729	11/27/2006	3	ALTERATIONS	8,000	09/12/2007	SJ	100	100
91-598	11/08/1991	3	ALTERATIONS				100	100
89-385	07/20/1989	3	ALTERATIONS				100	100
		7	OTHERS				100	100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,250	HUM 1.00	100	1.00	748,000	3.20	100	1.00	WF7	1.70	618,070

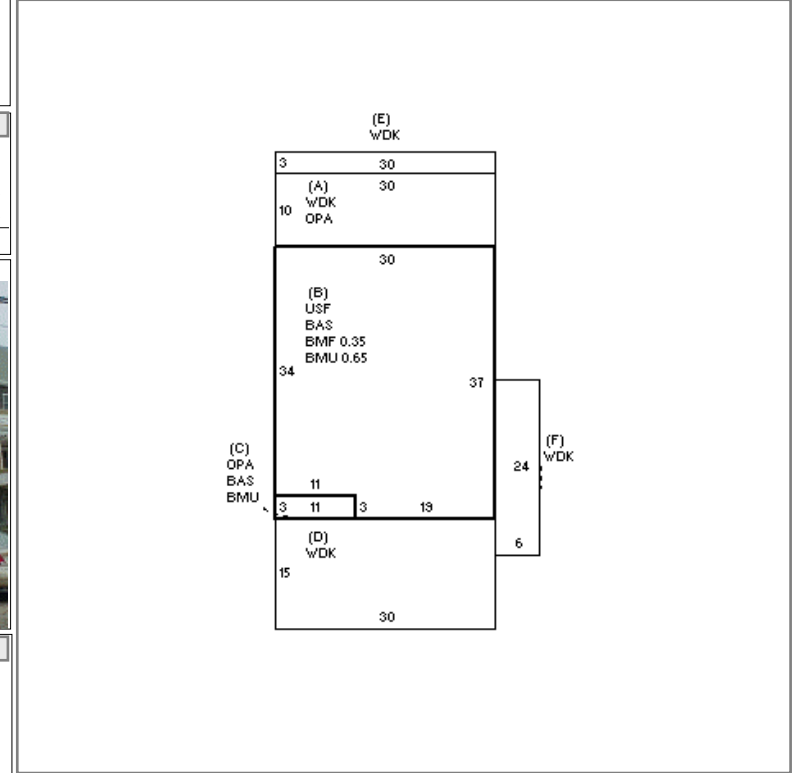
DETACHED

TOTAL	11,250 SF	ZONING		FRNT	51	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE	LAND	618,100	528,800			
Inf1	FACTOR 100		BUILDING	355,400	338,100			
Inf2	PHY 100		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	973,500	866,900			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/12/2018	JD
MODEL	1		RESIDENTIAL	LIST	6/12/2018	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/10/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	2	1.00	MASONRY [100%]			

YEAR BLT	1953	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	538,552
NET AREA	2,187	DETAIL ADJ	0.990	FOUNDATION	4	CONT BSMT WALL	1.00	+	OPA	N	OPEN PORCH	333		51.50	17,150	CONDITION ELEM	CD
\$NLA(RCN)	\$246	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	BMU	N	BSMT UNFINISHED	733		45.80	33,575	EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00	B	BMF	N	BSMT FINISH-SEP	377		64.30	24,241	INTERIOR	
				ROOF COVER	1	ASPH SHINGLES	1.00	+	BAS	L	BASE AREA	1,110	1953	196.38	217,981	KITCHEN	
				FLOOR COVER	14	COMB	1.00	B	USF	L	UPPER STORY FIN	1,077	2017	178.59	192,337	BATHS	
				INT FINISH	1	PLASTER	1.00	+	WDK	N	WOOD DECK	984		38.40	37,786	BATHS	
				HEATING/COOLING	5	ELECTRIC BB	0.99		BMG	O	BSMT GARAGE	1		2,491.00	2,491	HEAT	
				FUEL SOURCE	3	ELECTRIC	1.00		F21	O	FPL 2S 1OP	1		8,239.00	8,239	ELECT	

EFF.YR/AGE	1970 / 52
COND	34 34 %
FUNC	0
ECON	0
DEPR	34 % GD 66
RCNLD	\$355,400