

Key: 7475

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.149

LEG  
AL  
LAND

CURRENT OWNER				PARCEL ID				LOCATION			
VAZZA NANCY M PO BOX 743 HUMAROCK, MA 02047				72-2-2-0				22 MARSHFIELD AV			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
VAZZA NANCY M				06/28/2013	U	800,000	43285-70				
BROWN BONNIE J &				04/03/2009	F	1	37023-133				
IRISH STEPHEN J &				02/13/2009	F	10	36800-79				

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	%
06-735	12/01/2006	2	ADDITIONS	8,900	09/11/2007	SJ	100	100
02-268	10/25/2002	3	ALTERATIONS	10,800			100	100
04-689	12/05/2001	3	ALTERATIONS				100	100
92-272	04/10/1992	3	ALTERATIONS				100	100
90-20	01/26/1990	2	ADDITIONS				100	100

LAND

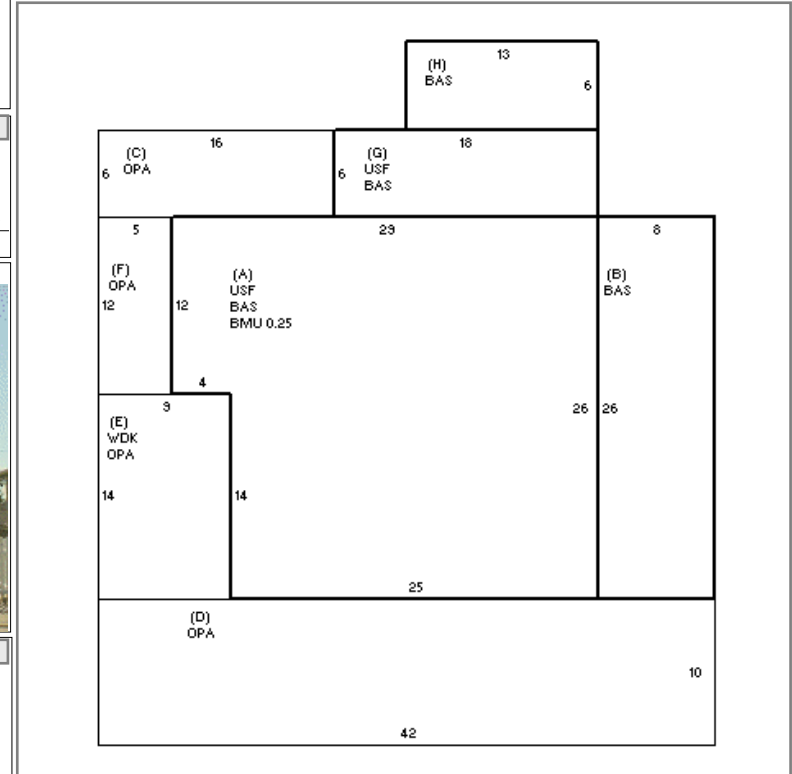
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	5,000	HUM	1.00	1.00	1.00	1.00	638,000	6.92	100	1.00	506,720

TOTAL	5,000 SF	ZONING	FRNT	57	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE	LAND	506,700	460,700		
Inf1	FACTOR 100		BUILDING	418,500	372,200		
Inf2	PHY 100		DETACHED	24,100	23,000		
			OTHER	0	0		
			<b>TOTAL</b>	<b>949,300</b>	<b>855,900</b>		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFL	+	1.10	40 0.60		381	105.45	24,100



BLDG COMMENTS
FY12 FR- COLONIAL TO CONV GOOD TO AVG



DET  
ACHED

BUILDING	CD	ADJ	DESC	MEASURE	12/6/2010	PL
MODEL	1		RESIDENTIAL	LIST	12/6/2010	EST
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/8/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

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YEAR BLT	1906	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	565,511															
NET AREA	1,898	DETAIL ADJ	1.212	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	175		69.46	12,156																	
\$NLA(RCN)	\$298	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	USF	L	UPPER STORY FIN	806	1906	246.63	198,783																	
				ROOF SHAPE	2	HIP	1.00	+	BAS	L	BASE AREA	1,092	1906	271.20	296,153																	
				ROOF COVER	2	WOOD SHINGLES	1.01	+	OPA	N	OPEN PORCH	702		56.65	39,768																	
				FLOOR COVER	2	SOFTWOOD	1.00	E	WDK	N	WOOD DECK	126		42.24	5,322																	
				INT FINISH	1	PLASTER	1.00		F21	O	FPL 2S 1OP	1		9,062.90	9,063																	
				HEATING/COOLING	1	FORCED AIR	1.00																									
				FUEL SOURCE	99	N/A	1.00																									
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