

Key: 749

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 687

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
BEST RODNEY O 14 UTILITY RD SCITUATE, MA 02066				32-6-5-0				14 UTILITY RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BEST RODNEY O				04/06/2022	A	142,000	56654-310				
BEST RODNEY O & STACEY A.				11/30/2004	G	434,000	29574-26				
PAVLOSKY HELEN TR				06/18/2004	G	100	28467-48				

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	%
	06/01/2022	7	OTHERS		03/30/2023	JD	100	100
		5	SPLIT/SUB/LA		06/05/2012	SJ	100	100

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	SC 1.00	100	1.00	100	1.00	376,200	1.00	W95 0.95	R03 0.90	345,450
300	A	0.580	SC 1.00	100	1.00	100	1.00	17,820	1.00	100 1.00	R03 0.90	10,340

TOTAL	1.498 Acres		ZONING	FRNT	221		ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE		NOTE comb. with 32-6-4.... wetlands	LAND		355,800	342,000		
Inf1	FACTOR 100			BUILDING		183,700	119,400		
Inf2	PHY 100			DETACHED		26,000	30,900		
				OTHER		0	0		
TOTAL						565,500	492,300		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	60 0.40 GARAGE	1930	1,776	36.53	26,000



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	3/30/2023	JD
MODEL	1		RESIDENTIAL	LIST	3/30/2023	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	3/9/2011	KT
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1928	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,104	DETAIL ADJ	1.100	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	828		49.93	41,343
\$NLA(RCN)	\$320	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	BAS	L	BASE AREA	1,104	1928	254.84	281,339
				ROOF SHAPE	1	GABLE	1.00	+	EPA	N	ENCLOSED PORCH	229		90.20	20,656
				ROOF COVER	1	ASPH SHINGLES	1.00		F11	O	FPL 1S 1OP	1		7,281.00	7,281
				FLOOR COVER	24	COMB	1.00								
				INT FINISH	1	PLASTER	1.00								
				HEATING/COOLING	1	FORCED AIR	1.00								
				FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	353,259	
CONDITION ELEM CD		
EXTERIOR		P
INTERIOR		F
KITCHEN		F
BATHS		F
HEAT		A
ELECT		A
EFF.YR/AGE 1960 / 62		
COND	48	48 %
FUNC	0	
ECON	0	
DEPR	48	% GD 52
RCNLD	\$183,700	

