

Key: 7618

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.291

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
DEGNAN THOMAS J & JENNIFER W TRS 55 PLEASANT ST NORWELL, MA 02061				73-7-22-0				25 OCEAN FRONT ST				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
DEGNAN THOMAS J & JOYCE BRIAN M & MICHELLE				04/16/2021	QS	690,000	(131853)					
JOYCE BRIAN M & MICHELLE				04/28/2009	F	1	(95320)					
JOYCE BRIAN M & MICHELLE				04/28/1999	QS	225,000	(95320)					
CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	4,000	HUM 1.00	100	1.00	594,000	8.57	100	1.00	WV3	1.35	467,480

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 %
04-225	04/27/2004	2	ADDITIONS	2,000	09/22/2004	SJ	100 100
94-191	05/20/1994	3	ALTERATIONS				100 100

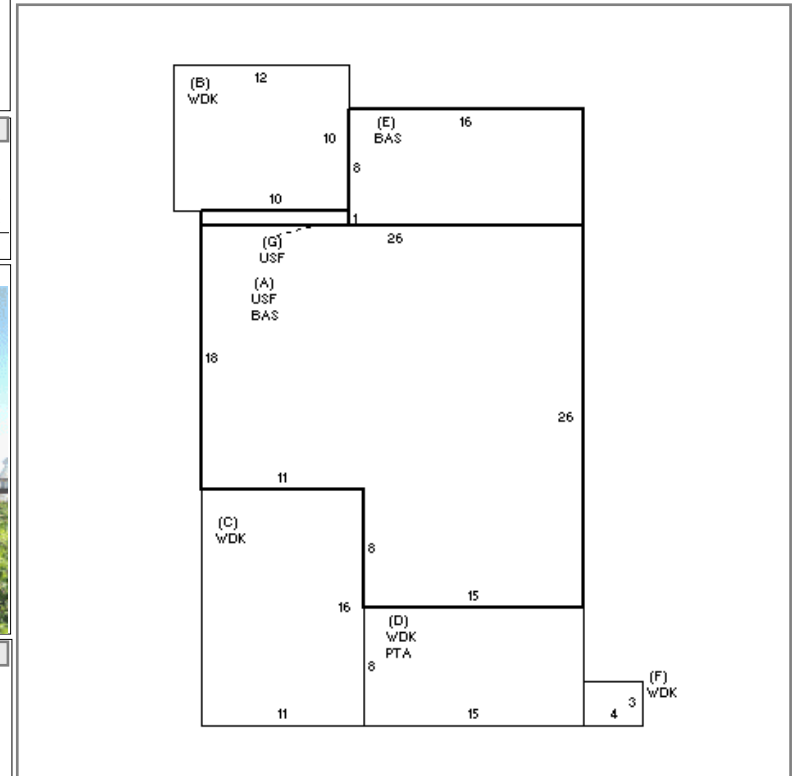
TOTAL	4,008 SF	ZONING	FRNT	95	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE			LAND	467,500	425,000
Inf1	FACTOR 100		BUILDING	221,600	206,300		
Inf2	PHY 100		DETACHED	800	700		
			OTHER	0	0		
					TOTAL	689,900	632,000

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 8 X 8		64	17.03	800



BLDG COMMENTS
FY12 FR- CONV TO COLONIAL

BUILDING	CD	ADJ	DESC	MEASURE	6/15/2022	JD
MODEL	1		RESIDENTIAL	LIST	6/15/2022	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/7/2011	ER
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	346,297		
NET AREA	1,314	DETAIL ADJ	1.020	FOUNDATION	3	CONT WALL	1.00	+	BAS	L	BASE AREA	716	1950	247.87	177,475	CONDITION ELEM	CD		
\$NLA(RCN)	\$264	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	+	WDK	N	WOOD DECK	428		42.24	18,079	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00		PTA	N	PATIO	120		16.39	1,967	INTERIOR	A		
				ROOF COVER	1	ASPH SHINGLES	1.00	+	USF	L	UPPER STORY FIN	598	1950	225.41	134,796	KITCHEN	A		
				FLOOR COVER	14	COMB	1.00		FPL	O	FIREPLACE	1		8,594.30	8,594	BATHS	A		
				INT FINISH	1	PLASTER	1.00									HEAT	A		
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	A		
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	1968 / 54
																		COND	36 36%
																		FUNC	0
																		ECON	0
																		DEPR	36 % GD 64
																		RCNLD	\$221,600