

Key: 7654

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.326

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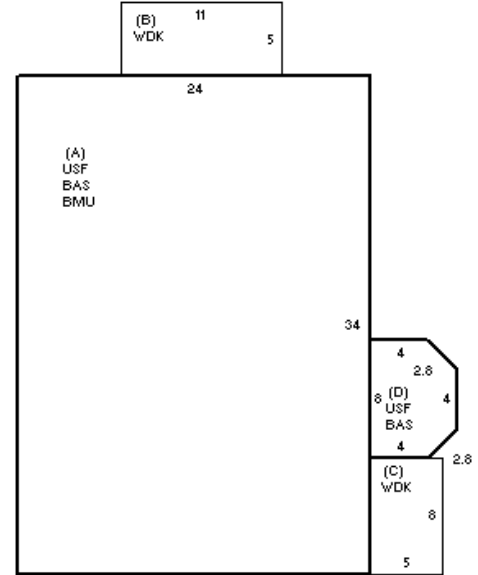
CURRENT OWNER				PARCEL ID				LOCATION			
DRONZEK KAREN G 56 OCEAN DR PO BOX 482 HUMAROCK, MA 02047				73-3-6-0				56 OCEAN DR			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DRONZEK KAREN G				12/31/1979	QS	(63028)					
DRONZEK JOHN E AND KAREN				01/01/1979	QS	52,000	(C00060105)				
DEATH CERTIFICATE DANIEL				01/01/1977	XX		(C00172101)				

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	%
88-526	09/01/1988	4	DEMO				100	100
88-430	07/01/1988	1	NEW CONST				100	100

LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	4,557 HUM	1.00	100	1.00	100	1.00	748,000	7.56	100	1.00	WF7 1.70	591,790

TOTAL	4,574 SF	ZONING	FRNT	55	ASSESSED	CURRENT	PREVIOUS
Ngh	HUMAROCK	NOTE	LAND	591,800	506,400		
Inf1	FACTOR 100		BUILDING	318,500	296,100		
Inf2	PHY 100		DETACHED	0	0		
			OTHER	0	0		
		TOTAL		910,300	802,500		



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/9/2010	PL
MODEL	1		RESIDENTIAL	LIST	12/9/2010	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/7/2011	ER
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1988	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,720	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00
\$NLA(RCN)	\$234	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00
CAPACITY		UNITS	ADJ	ROOF SHAPE	3	GAMBREL	1.00
STORIES	2	1.00		ROOF COVER	2	WOOD SHINGLES	1.01
ROOMS	6	1.00		FLOOR COVER	13	COMB	1.00
BEDROOMS	3	1.00		INT FINISH	2	DRYWALL	1.00
BATHROOMS	3	1.00		HEATING/COOLING	2	HOT WATER	1.02
# 1/2 BATHS	0	1.00		FUEL SOURCE	99	N/A	1.00
TOT FIXTURES	9	\$7,416					
# UNITS	1	1.00					

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	403.200
A	BMU	N	BSMT UNFINISHED	816		50.18	40,949	CONDITION ELEM CD	
+	USF	L	UPPER STORY FIN	860	1988	194.49	167,261	EXTERIOR	
+	WDK	N	WOOD DECK	95		38.40	3,648	INTERIOR	
+	BAS	L	BASE AREA	860	1988	213.87	183,926	KITCHEN	
								BATHS	
								HEAT	
								ELECT	
EFF.YR/AGE		2000 / 22		COND		20 20 %			
		FUNC		0					
		ECON		0					
		DEPR		21 % GD		79			
RCNLD								\$318,500	