

Key: 7894

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.569

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CURRENT OWNER				PARCEL ID				LOCATION				
ANDERSON INCORPORATED				13-1-32-0				327 GANNETT RD				
331 GANNETT RD				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
SCITUATE, MA 02066				ANDERSON INCORPORATED				01/01/1960	QS		2733-202	
				LACKEY GROVER A & PRISCIL				01/01/1953	XX		2189-496	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
0310	66	MULTI-USE COM				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
SS09-1	12/31/2007	5	SPLIT/SUB/LA		12/04/2008	ER	100	100
		7	OTHERS				100	100

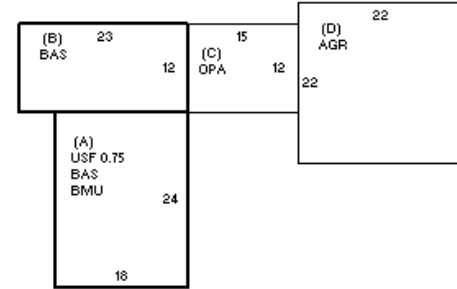
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CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE	
103	S	35,632	C04 1.00	100	1.00	100	1.00	341,615	1.14	100	1.00	C04 0.85	319,010

TOTAL	35,632 SF	ZONING	FRNT	618	ASSESSED	CURRENT	PREVIOUS
Ngh	4	NOTE			LAND	319,000	305,300
Inf1	FACTOR 100		BUILDING	224,600	199,800		
Inf2	PHY 100		DETACHED	31,100	29,500		
			OTHER	197,700	188,900		
				TOTAL	772,400	723,500	

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
C06	A	1.00	50 0.50		750	16.70	6,300
PAV	A	1.00	50 0.50		10,000	3.40	17,000
SHF	V	1.50	30 0.70	16X38 W/LOFT	608	15.96	6,800
SHF	A	1.00	30 0.70	8X12	96	14.95	1,000



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BUILDING	CD	ADJ	DESC	MEASURE	1/20/2022	PJK
MODEL	1		RESIDENTIAL	LIST	5/5/2011	DF
STYLE	7	1.20	CONVENTIONAL [100%]	REVIEW	3/15/2011	DF
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1910	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	351,008		
NET AREA	1,032	DETAIL ADJ	1.224	FOUNDATION	5	BRICK/STONE	1.00	A	BMU	N	BSMT UNFINISHED	432		63.15	27,281	CONDITION ELEM	CD		
\$NLA(RCN)	\$340	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	A	USF	L	UPPER STORY FIN	324	1910	263.03	85,222	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	708	1910	289.24	204,782	INTERIOR	A		
				ROOF COVER	1	ASPH SHINGLES	1.00	C	OPA	N	OPEN PORCH	180		51.50	9,270	KITCHEN	A		
				FLOOR COVER	3	W/W CARPET	1.00	D	AGR	N	ATT GARAGE	484		44.45	21,515	BATHS	A		
				INT FINISH	2	DRYWALL	1.00									HEAT	A		
				HEATING/COOLING	2	HOT WATER	1.02									ELECT	A		
				FUEL SOURCE	1	OIL	1.00												
																		EFF.YR/AGE	1968 / 54
																		COND	36 36 %
																		FUNC	0
																		ECON	0
																		DEPR	36 % GD 64
																		RCNLD	\$224,600

Key: 7894

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 7.570

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
ANDERSON INCORPORATED		13-1-32-0		327 GANNETT RD	
331 GANNETT RD		TRANSFER HISTORY		DOS	T
SCITUATE, MA 02066				SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
0310	66	MULTI-USE COM				2	2 of 2
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %

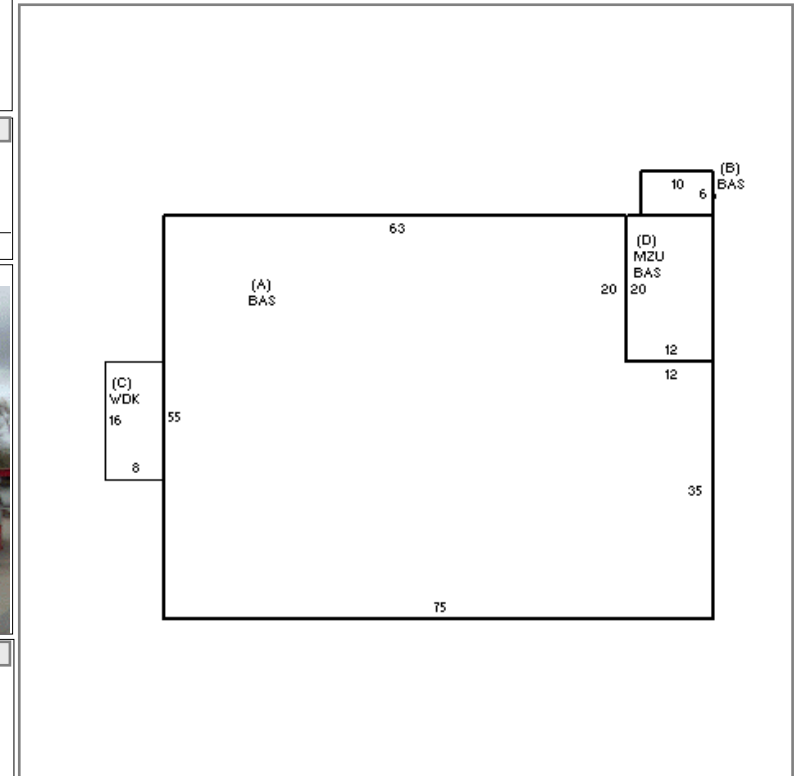
LAND

CD	T	AC/SF/UN	Ngh	Inf1	Inf2	ADJ BASE	SAF	Inf3	Lpi	VC	CREDIT AMT	ADJ VALUE
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TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Ngh	NOTE		LAND	197,700	
Inf1			BUILDING		
Inf2			DETACHED		
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
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BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/20/2022	PJK
MODEL	5		CIM-5	LIST	5/5/2011	DF
STYLE	26	0.52	STORAGE GAR [94%]	REVIEW	3/15/2011	DF
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	2	1.00	MASONRY [93%]			

BLDG COMMENTS
ANDERSON FUEL

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YEAR BLT	1963	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	304,223		
NET AREA	4,185	DETAIL ADJ	0.431	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	3,885	1963	70.76	274,899	CONDITION ELEM	CD		
\$NLA(RCN)	\$73	OVERALL	1.000	EXT. COVER	15	CC - BLOCK	0.98	B	BAS	L	BASE AREA	60	0	70.77	4,246	EXTERIOR	A		
				ROOF SHAPE	4	FLAT/SHED	0.98	C	WDK	N	WOOD DECK	128		22.00	2,816	INTERIOR	A		
				ROOF COVER	11	MEMBRANE	1.02	D	BAS	L	BASE AREA	240	0	70.76	16,982	CDN/APP	A		
				FLOOR COVER	9	CONCRETE	0.95	D	MZU	N	UNF MEZ	240		22.00	5,280				
				INT. FINISH	6	MINIMUM	0.95												
				HEATING/COOL	15	SUSPENDED	0.95												
				FUEL SOURCE	1	OIL	1.00												
																		EFF.YR/AGE	1978 / 44
																		COND	35 35 %
																		FUNC	0
																		ECON	0
																		DEPR	35 % GD 65
																		RCNLD	\$197,700