

Key: 8407

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 8.015

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
HICKEY THOMAS J TR 20 ROUNDTREE LN SCITUATE, MA 02066				57-1-1-F				20 ROUNDTREE LN			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HICKEY THOMAS J TR				11/17/2022	F		57432-2				
HICKEY THOMAS J TR &				12/22/2017	F	100	49338-158				
HICKEY THOMAS J & ISABEL				07/31/1992	QS	431,250	11158-125				

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 %

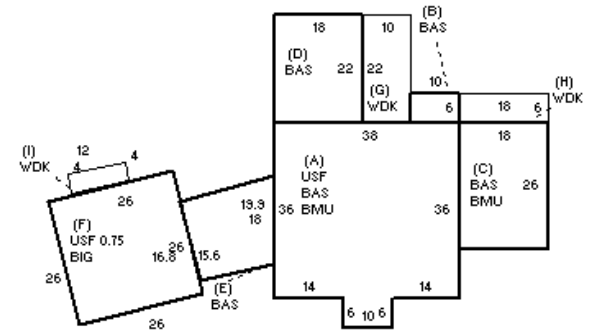
LAND

CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000 GB	1.00	100	1.00	440,000	1.00	100	1.00	R05	1.00	404,040
300	A	2,282 GB	1.00	100	1.00	19,800	1.00	100	1.00	R05	1.00	45,180

TOTAL	3.200 Acres		ZONING	FRNT	544	ASSESSED	CURRENT	PREVIOUS
Ngh	GREENBUSH		NOTE .REMOVED INFL3 (FY12)			LAND	449,200	410,700
Infl1	FACTOR 100			BUILDING	945,800	852,200		
Infl2	PHY 100			DETACHED	3,600	3,500		
				OTHER	0	0		
				TOTAL		1,398,600	1,266,400	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
HTB	A	1.00 30 0.70			1	5,181.80	3,600	09/24/2003



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/20/2010	PL
MODEL	1		RESIDENTIAL	LIST	12/20/2010	EST
STYLE	4	1.10	CAPE [100%]	REVIEW	3/3/2011	ER
QUALITY	G	1.20	GOOD [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1988	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,261,028
NET AREA	4,591	DETAIL ADJ	1.133	FOUNDATION	4	CONT BSMT WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,896		48.95	92,816		
\$NLA(RCN)	\$275	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	USF	L	UPPER STORY FIN	1,935	1988	223.36	432,210		
				ROOF SHAPE	3	GAMBREL	1.00	+	BAS	L	BASE AREA	2,656	1988	245.62	652,366		
				ROOF COVER	2	WOOD SHINGLES	1.01	F	BIG	N	BUILT-IN GARAGE	676		56.06	37,897		
				FLOOR COVER	13	COMB	1.00	+	WDK	N	WOOD DECK	376		46.08	17,326		
				INT FINISH	2	DRYWALL	1.00		F11	O	FPL 1S 1OP	1		8,737.20	8,737		
				HEATING/COOLING	2	HOT WATER	1.02		F21	O	FPL 2S 1OP	1		9,886.80	9,887		
				FUEL SOURCE	99	N/A	1.00										

CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1990 / 32
COND	25 25%
FUNC	0
ECON	0
DEPR	25 % GD 75

RCNLD	\$945,800
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