

Key: 1319

Town of ORLEANS - Fiscal Year 2024

12/21/2023 12:08 pm SEQ #: 1.352

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER										PARCEL ID				LOCATION						
SISSON SCOTT B & RANDI J TRS 2017 SCOTT & RANDI SISSON TRS PO BOX 315 E ORLEANS, MA 02643										25-57-5				12 MAIN ST						
										TRANSFER HISTORY				DOS		T	SALE PRICE		BK-PG (Cert)	
										SISSON SCOTT B & RANDI J SISSON SCOTT & SISSON RAN JONES CHARLES E JR				10/20/2017 04/30/1999 03/31/1999		F R F	1 325,000 1		30841-215 12239-303 12164-195	
CD	T	AC/SF/UN	Ngh	Loc	View	Inf1	ADJ BASE	SAF	Inf2	LPI	VC	CREDIT AMT	ADJ VALUE							
100	S		CIC 1.00	1	1.00	100 1.00	352,800	1.00	100 1.00	1	1.00									
TOTAL		SF	ZONING		VC	FRNT	0				ASSESSED	CURRENT	PREVIOUS							
Ngh		C\I CONDOS		NOTE					LAND	0	0									
Loc View		AVERAGE			BUILDING	110,800	103,900													
Inf1		NO ADJUST			DETACHED	0	0													
					OTHER	0	0													
TOTAL									TOTAL	110,800	103,900									
TY	QUAL	COND	DIM/NOTE		YB	UNITS	ADJ PRICE	RCNLD	PHOTO 03/22/2021											
																				
BUILDING	CD	ADJ	DESC				MEASURE	12/18/2019	DSF	BLDG COMMENTS										
MODEL	11		CIM CONDOS				LIST			DEEDED SQFT 400										
STYLE	3	1.00	OFFICE [100%]					12/18/2019	EST	Unit D--1st floor & basement										
QUALITY	+	1.10	PLUS AVG [100%]							MICHAEL FLORES PC										
FRAME	1	1.00	WOOD FRAME [100%]				REVIEW	1/2/2020	PJK											
YEAR BLT	1984	SIZE ADJ	1.000 <th colspan="2">ELEMENT</th> <th>CD</th> <th>DESCRIPTION</th> <th>ADJ</th> <th>S</th> <th>BAT</th> <th>T</th> <th>DESCR</th>	ELEMENT		CD	DESCRIPTION	ADJ	S	BAT	T	DESCR								
NET AREA	444	DETAIL ADJ	1.000	COMPLEX		2	12 MAIN ST	1.25	A	BAS	L	BAS AREA								
\$NLA(RCN)	\$328	OVERALL	1.275	LOC		10	BSMT & 1ST	1.00		BMU	N	BSMT UNFIN								
CAPACITY		UNITS	ADJ	HVAC		2	HOT-WATER	1.02												
STORIES		1	1.00																	
% HEATED		100	1.00																	
% AIR COND		0	1.00																	
% SPRINKLER		0	1.00																	
EFF.YR/AGE		1990 / 32																		
COND		24 24 %	76																	
FUNC		0																		
ECON		0 PH1																		
DEPR		24 % GD	128,811																	
RCNLD												\$110,800								

