Key: 1205

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 1.153

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HUMPHREY DAVID 126 CAPTAIN PEIRCE RD SCITUATE, MA 02066	26-3-6-0	126 CAPTAIN PEIRCE RD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HUMPHREY DAVID	08/26/2011	QS	480,000	40258-190
WOOD ARTHUR O & DOROTHY M	10/30/1991	QS		10559-213
WOOD ARTHUR O JR	02/23/1981	XX		4960-49

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

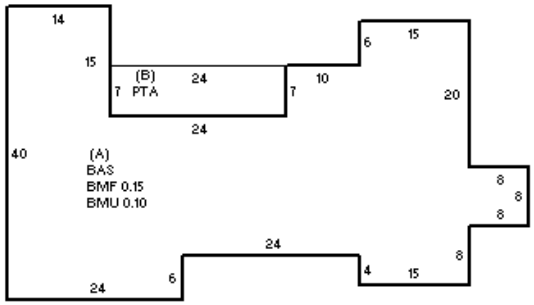
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Ngh		Infl1		Infl2		ADJ BASE	SAF	Infl3		Lpi		VC	CREDIT AMT	ADJ VALUE
100	S	40,000	SC	1.00	100	1.00	100	1.00	396,000	1.00	100	1.00	R04	0.90			363,640
300	A	1.512	SC	1.00	100	1.00	100	1.00	12,474	1.00	W70	0.70	R04	0.90			18,860

TOTAL	2.430 Acres	ZONING		FRNT	112
Ngh	SCITUATE	NOTE	. . . .		
Infl1	FACTOR 100				
Infl2	PHY 100				

ASSESSED	CURRENT	PREVIOUS
LAND	382,500	368,000
BUILDING	221,000	205,700
DETACHED	11,200	10,600
OTHER	0	0
TOTAL	**614,700**	**584,300**



DETACHED

TY	QUAL		COND		DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	-	0.90	40	0.60	GARAGE	1941	400	44.35	10,600
S/V	A	1.00	SV	1.00	SHED		500	1.10	600

PHOTO 10/06/2003

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	8	0.90	CONTEMPORARY [100%]
QUALITY	G	1.20	GOOD [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	8/10/2010	PL
LIST		
REVIEW	3/16/2011	KT

YEAR BLT	1941	SIZE ADJ	1.000
NET AREA	1,940	DETAIL ADJ	0.927
$NLA(RCN)	$259	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	8	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
# 1/2 BATHS	2	1.00
TOT FIXTURES	10	$8,899
# UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	5	BRICK/STONE	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	2	HIP	1.00
ROOF COVER	1	ASPH SHINGLES	1.00
FLOOR COVER	99	N/A	1.00
INT FINISH	99	N/A	1.00
HEATING/COOLING	9	WARM/COOL AIR	1.03
FUEL SOURCE	99	N/A	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	194		73.76	14,309
A	BMF	N	BSMT FINISH-SEP	291		103.54	30,131
A	BAS	L	BASE AREA	1,940	1941	225.35	437,177
B	PTA	N	PATIO	168		17.88	3,004
	F11	O	FPL 1S 1OP	1		8,737.20	8,737

TOTAL RCN	502,256
CONDITION ELEM	CD
EXTERIOR	
INTERIOR	
KITCHEN	
BATHS	
HEAT	
ELECT	

EFF.YR/AGE	1956 / 66	
COND	56	56 %
FUNC	0	
ECON	0	
DEPR	56	% GD 44
RCNLD		$221,000