

Key: 2356

Town of SCITUATE - Fiscal Year 2024

10/18/2023 5:31 pm SEQ #: 2.266

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CURRENT OWNER				PARCEL ID				LOCATION			
WILSON HARRY D & SANDRA H 88 CAPTAIN PEIRCE RD SCITUATE, MA 02066				26-3-12-0				88 CAPTAIN PEIRCE RD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WILSON HARRY D & SANDRA H				08/02/2006	QS	445,000	33131-91				
BONGARZONE DAVID LEE				01/01/1968	QS		3409-20				
TORPHY WILLIAM A JR & D S				01/01/1959	XX		2666-71				

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	%
00-96	03/29/2000	2	ADDITIONS				100	100

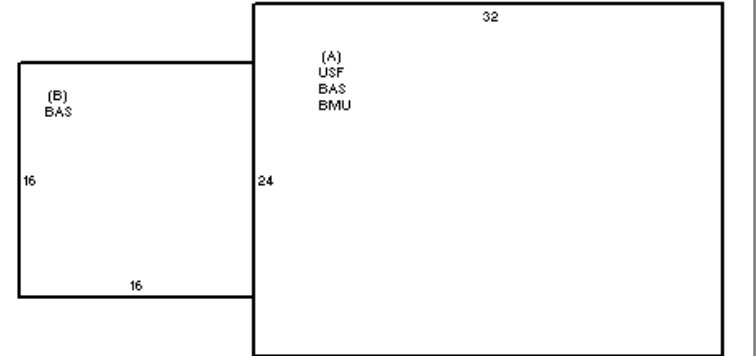
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CD	T	AC/SF/UN	Ngh	Infl1	Infl2	ADJ BASE	SAF	Infl3	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	34,060	SC 1.00	100	1.00	396,000	1.15	100	1.00	R04	0.90	356,960

TOTAL	34,060 SF	ZONING	FRNT	141	ASSESSED	CURRENT	PREVIOUS
Ngh	SCITUATE	N O T E	IN M27. ... ABUTS TRAIN LINE/ACROSS FROM DPW/HIGHWAY BARN		LAND	357,000	342,500
Infl1	FACTOR 100		BUILDING	201,700	195,800		
Infl2	PHY 100		DETACHED	12,700	12,100		
			OTHER	0	0		
					TOTAL	571,400	550,400

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	-	0.90	50 0.50 GARAGE	1957	660	38.51	12,700



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BUILDING	CD	ADJ	DESC	MEASURE	8/25/2010	PL
MODEL	1		RESIDENTIAL	LIST	8/25/2010	EST
STYLE	5	1.00	COLONIAL [100%]	REVIEW	3/29/2011	KT
QUALITY	+	1.10	AVG +/GOOD - [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1955	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	458,381		
NET AREA	1,792	DETAIL ADJ	1.030	FOUNDATION	4	CONT BSMT WALL	1.00	A	BMU	N	BSMT UNFINISHED	768		56.36	43,284	CONDITION ELEM CD			
\$NLA(RCN)	\$256	OVERALL	1.000	EXT COVER	1	WD SHINGLES	1.00	A	USF	L	UPPER STORY FIN	768	1955	211.98	162,803	EXTERIOR			
				ROOF SHAPE	3	GAMBREL	1.00	+	BAS	L	BASE AREA	1,024	1955	233.10	238,699	INTERIOR			
				ROOF COVER	1	ASPH SHINGLES	1.00		F21	O	FPL 2S 1OP	1		9,062.90	9,063	KITCHEN			
				FLOOR COVER	99	N/A	1.00									BATHS			
				INT FINISH	99	N/A	1.00									HEAT			
				HEATING/COOLING	9	WARM/COOL AIR	1.03									ELECT			
				FUEL SOURCE	99	N/A	1.00									EFF.YR/AGE 1956 / 66			
																	COND	56	56 %
																	FUNC	0	
																	ECON	0	
																	DEPR	56	% GD 44
																	RCNLD		\$201,700